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## Glenwood sixth, eighth at state cross country

By **JOEL STEVENS**  
ASSOCIATE EDITOR

The Glenwood boys placed sixth for its best finish in school history and the girls were eighth at the Iowa State Cross Country Meet Saturday at Kennedy Park in Fort Dodge.

The Glenwood boys were among a handful of teams most considered title contenders. But it was Pella that walked away with the team crown. The Little Dutch tallied 79 points to easily out-pace runner-up Marion's 115 points.

The Rams' 154 points and sixth place finish were their best ever at the state meet. Just 31 points separated sixth and the third place trophy.

"They all ran well and put in their best effort," said Glenwood coach Todd Peverill. "We were only 31 points out of third place. And this is the highest Glenwood has ever placed. So this was a good effort. I'm proud of them."

Bryant Keller became the first Ram to medal at state in more than a decade with his 10th place finish. The junior ran a 16:09 but for the first third of the race, appeared to be on track for a top five finish. Council Bluffs Lewis Central's Ethan Eichhorn ran a 15:32 to win the state individual championship for 3A.

"Bryant ran well," he said. "He made a little tactical mistake in mile two and ended up costing him a few places. Andrew was close. He was right



JOEL STEVENS/THE OPINION-TRIBUNE

ABOVE: The Glenwood boys placed sixth, the highest in school history, at the Iowa State Cross Country Meet Saturday in Fort Dodge. RIGHT: Glenwood's Madelyn Bergstrom placed 18th in the 3A girls race.

there. And the other guys they ran well too but they were telling me they got in the wrong spot and at the state meet the coach can't coach with all the screaming so they couldn't really hear me. Next year, we'll have to work on that."

Peverill said Keller got off to a fast start, running with a group of five ahead of the pack but after the first mile, faded back to the pack and he never quite recovered.

"He was trying to decide if he should stay with (state champion Ethan) Eichhorn or stay with the chase pack and he got in the middle of nowhere

and it took a little bit out of him. He had to make a decision soon and he'll learn and he'll be back next year."

Andrew Smith ran a 16:49 to 23rd and Liam Hays a 17:19.31 for 49th for Glenwood.

The Glenwood girls had a strong team showing, placing eighth with 218 points. Pella, who swept the boys and girls titles, finished on top with 91 points. Ballard, led by Paityn Noe's new state record time of 16:48, was second in the team standings.

"We were super happy with how the girls ran," said Glenwood girls coach Marissa

Klindt. "Going into the race, the girls were relaxed and knew what they had to do. I told the girls that everyone who was at the state meet deserved to be there, so all we needed to do was run our races like we have been. We were aiming for top-10, so to come away eighth was exciting. Our scorers are all returning, so our future is bright."

Madelyn Bergstrom led the Rams with an 18th place finish time of 19:51.

Lauren Hughes added a 48th place finish, Breckyn Petersen

CROSS COUNTRY Page 2B



## Sidney ends Wolverines' season

By **JOEL STEVENS**  
ASSOCIATE EDITOR

The East Mills volleyball season came to an end last Monday evening in 25-21, 25-23, 25-19 loss to Sidney the Class 1A, Regional semifinals in Sidney.

Playing in the emotional game just four days after the tragic loss of East Mills student Kennedy Haley in a car accident, the Wolverines competed but didn't have an answer for the No. 11 ranked Cowgirls (32-9).

"I am beyond proud of these girls for playing with heavy hearts and still giving it their all," said East Mills coach Connie Viner. "Talk about grit. They left it all out on the floor and gave everything they had. Never gave up."

Emily Williams led East Mills with 18 kills. Evy Stoakes added

nine and Jaimee Davis eight.

Miah Urban dished up 29 set assists and Williams led the way with 18 digs.

Even though the Wolverines will not be taking "the bus" to Coralville for state volleyball, their 28 wins tied the school record.

"This team accomplished a lot and broke a lot of records," Viner said. "Milestones were surpassed. This team had tons of talent, experience, and great teamwork."

Seniors Aspen Crouse, Grace Escritt, Kobe Viner, Davis, Urban, and Williams all suited up for the last time for East Mills in the match.

"These seniors contributed to 97 wins and 34 losses over the last four years," Viner said. "Big shoes to fill next year."

East Mills closes with a record of 28-10.



JOEL STEVENS/THE OPINION-TRIBUNE

Emily Williams led East Mills with 18 kills and 18 digs in the loss to Sidney.



JOEL STEVENS/THE OPINION-TRIBUNE

Glenwood's Trent Patton gets his hands on Spencer quarterback Riley DeWitt on a first half sack in the Rams' 38-26 win in Class 4A playoff action Friday.

## Rams go on road for playoff victory

By **JOEL STEVENS**  
ASSOCIATE EDITOR

SPENCER - Any coach will tell you: wins and losses are decided on preparation.

In Friday's Class 4A state playoff opener, Glenwood was prepared.

Facing a favored Spencer squad on its home field, and their run-heavy, physical "flexbone" offense, the Rams bent here and there on defense but never broke in a 38-26 victory.

"I'm really proud of our guys, that's a really tough offense to prepare against and we made them go to their third page (of the playbook) at least," said Glenwood coach Cory Faust after the game. "They did hit a few big plays on us but that's a really good, well coached team. I'm not sure anybody held them to that many this year."

The Tigers' 26 points was in fact their second lowest of the season since a season-opening loss to Spirit Lake.

Glenwood (7-3) advances to face

No. 1 ranked Council Bluffs Lewis Central in Friday's quarterfinals in Council Bluffs.

Against the No. 9 ranked Tigers, Glenwood never looked like an underdog.

After trading punts on each of their opening two drives, the Ram offense started to find success mixing the run and the pass. Quarterback Kayden Anderson's 43-yard hook-up with Cody Krause set up their first touchdown, an Anderson one-yard plunge. On the ensuing Tiger possession, Anthony Driscoll-Lee intercepted a pass to set the Rams up in good field position. Five plays later, Tate Mayberry's 30-yard run on the opening snap of the second quarter and the point-after gave Glenwood a 14-0 lead.

Spencer, with an array of power-runs and sprint-option, had little success sustaining drives on a Rams 'defense that often crowded eight defenders in the box on nearly every snap. On their first four drives, the Tigers punted three times and turned it over on the fourth.

The Rams' defense finally bent late in the first half when Tiger quarterback Riley DeWitt engineered a nine play, 91-yard drive capped by an Adrian Carrillo five-yard scamper. The extra-point point was unsuccessful to make it 14-6 at the half.

Glenwood would turn up the pressure on both sides of the ball in the third quarter. Anderson capped a three play, 68-yard drive with a 14-yard TD toss to Krause to open the half. After forcing the Tigers' fifth punt of the game on the ensuing possession, Glenwood marched 53 yards in nine plays to take a 28-6 lead on C.J. Carter's 1-yard TD blast.

But the Tigers didn't go away so easily.

Carrillo answered right back with an 83-yard run right through the teeth of the Rams' defense on the very next play from scrimmage to make the score 28-12.

The Rams did stem that momentum

RAMS, Page 6B

# Fremont-Mills holds off Southeast Warren in 30-28 win

By JOEL STEVENS  
ASSOCIATE EDITOR

For the second straight week in the eight player playoffs, Fremont Mills built a double-digit first half lead only to allow its opponent to make a furious second half comebacks.

And for the second week in a row, the result is the same: the Knights are moving on.

It wasn't easy, but a punishing defense and a season-high rushing game by quarterback Taylor Reed was just enough to lift Fremont-Mills to a 30-28 win over Southeast Warren Friday in Liberty Center.

"This was two good teams really going at it," said Fremont-Mills coach Greg Ernster. "They did a good job making some adjustments at half and I think offensively we maybe tried to do a little too much but the kids did a really good job of making plays on defense."

With the win the Knights advance to the state quarterfinals and a rematch with 10-0 Lenox Friday. The Tigers downed the Knights 28-2 in the regular season finale.

The Knights entered Friday's second rounder at Southeast Warren not quite at peak health. Both running backs Braxton Blackburn and Payten VanHouten are banged up, leaving Taylor to take on more run-responsibility in the Knights' offense.

His 58-yard TD run and then his 31-yard dart to Owen Thornton just before half proved crucial momentum-getters for the Knights heading into the break with a 24-12 lead.

"In our offense, if the quarterback sees something and has the chance to pull it and run, he can do that," Ernster said of Reed, who ran a season-high 20 times for 114 yards. "He saw a few good holes and took advantage of their defense when he could. He's a road-grader. He's a big boy who when we need that one or two yards, he can get it for us."

The Knights lead swelled to 30-12 with a VanHouten TD run.

But the Warhawks wouldn't go away. Trey Fisher's 60-yard TD run and touchdown pass from quarterback Landon Harvey to Trey Fisher and a pair of two-point conversions cut the lead to 30-28 with 11

minutes to go in the game.

From there, the Knight offense was stymied but their defense got two huge stops in the final minutes to seal the win. On the final drive with the clock ticking down, Payten VanHouten wrapped up Harvey for a sack that all but ended the Warhawks' comeback hopes.

"We got good pressure from our down three and Payten slipped but he got up and made a strip sack," Ernster said. "It was a really big play for our defensive line to finish that game off for us."

Next up for the Knights: Lenox.

The 28-2 loss to the Tigers still loom for the Knights. The Tigers, coming off a 34-14 win over defending state champion C-A-M in Friday's second round, wrapped up the district title with its previous win over F-M.

"Lenox is a well coached team," Ernster. "They did some things to us we weren't maybe prepared for. But hopefully we learn a lot from our game plan and the film when we played them last time."

"I think we can hang with them. We just need to do a better job up front. They did a really good job stunting and blitzing our offensive line did not do a very good job of picking up. Hopefully we can figure that out."

Health is a concern. Ernster admits his team is banged up. But the coach knows it will be hard to keep any of his kids off the field with a nagging injury in game with these stakes.

"The first time we played them I think we thought our name and being physical was going to do it. And they did a good job punching us right in the mouth and we didn't respond well to that. Hopefully the kids come out fired up and ready to go."

**Fremont-Mills' Taylor Reed, shown here earlier this season, ran for 116 yards and a touchdown and threw another in the Knights' 30-28 win over Southeast Warren in the Eight-player football playoffs Friday.**

JOEL STEVENS/  
THE OPINION-TRIBUNE



JOEL STEVENS/THE OPINION-TRIBUNE

The Glenwood girls ran in their sixth straight state cross country meet Saturday, placing eighth.

## CROSS COUNTRY

From Page 1B

was 63rd, Haylee Hughes was 94th and Brooklyn Schultz 96th.

"We could have the right group of girls to be top five next year because we'll have the addition of a strong eighth grade group," Klindt said. "We'll just have to keep working hard and developing our mental toughness."

The boys also return a strong group, including their top four place winners at state.

"We're already thinking about next year," Peverill said. "We'll probably be rated No. 2 (in Class 3A) headed into next season right off the bat. We'll have to train a little bit different and get us a tighter group and I think we'll have a great shot."

### State Cross Country Girls Team Results

1. Pella, 91. 2. Ballard, 127. 3. Solon, 128. 4. Mount Vernon, 129. 5. A-D-M, 138. 6. Washington, 190. 7. Clear Lake, 212. 8. Glenwood, 218. 9. Clear Creek Amana, 223. 10. Center Point Urbana, 229.

### Glenwood Place Winners

18. Madelyn Bergstrom, 19:51. 48. Lauren Hughes, 20:34. 63. Brecklyn Petersen, 20:49. 94. Haylee Hughes, 21:14. 96. Brooklyn Schultz, 21:17. 111. Emerson Griffin 21:44. 118. Ryley Nebel, 21:53.

### Boys Team Results

1. Pella, 79. 2. Marion, 115. 3. North Polk, 123. 4. Carlisle, 134. 5. Winterset, 141. 6. Glenwood, 154. 7. Gilbert, 186. 8. MOC-Floyd Valley, 212. 9. Mount Vernon, 212. 10. Western Dubuque, 231.

### Glenwood Boys Place Winners

10. Bryant Keller, 16:09. 23. Andrew Smith, 16:49. 49. Liam Hays, 17:19. 56. Kevin Coots, 17:23. 66. Preston Slayman, 17:32. 77. Jackson Griffin, 17:38. 92. Dillon Anderson, 17:55.

**Bryant Keller became Glenwood's first state medalist since 2011 with his 10th place finish at the state meet Saturday**

JOEL STEVENS/THE OPINION-TRIBUNE

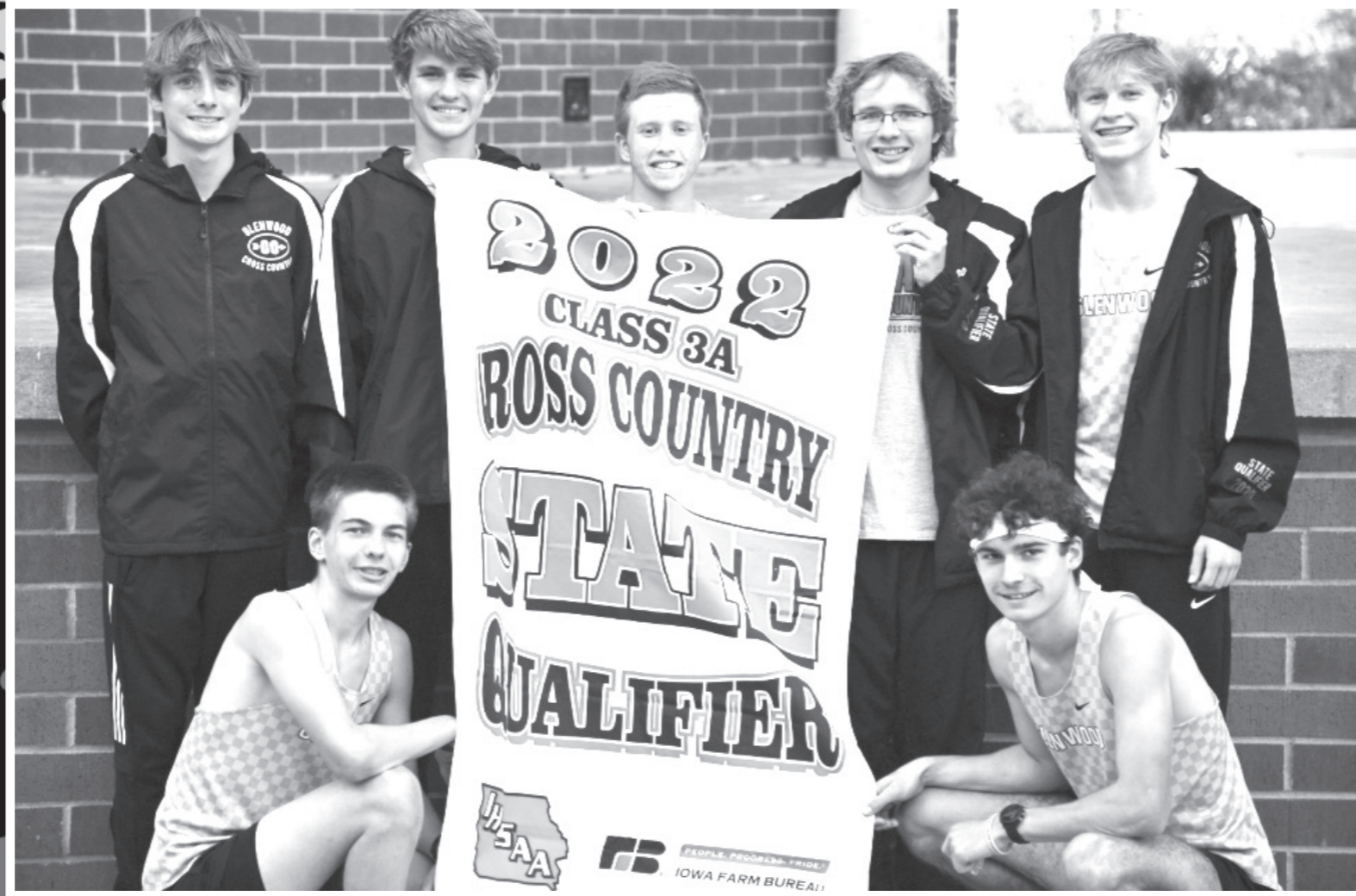


# Glenwood Rams Cross Country

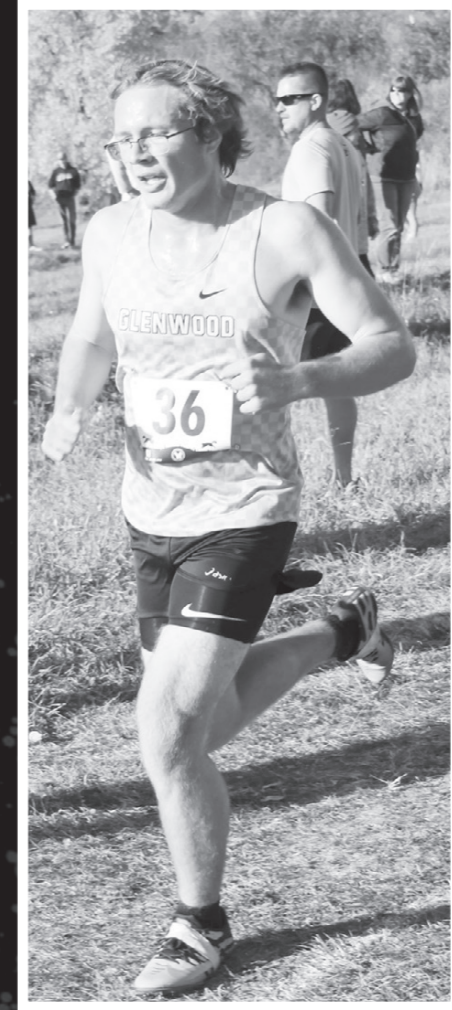
# CONGRATULATIONS



to the Glenwood Community High School Girls and Boys Cross Country Teams and to individual qualifiers for qualifying for the Iowa State Cross Country Meet.



# 2022



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NOTICE ALL SPORTS ARE SUBJECT TO CHANGE

SHOWCASE

Cable Companies THURSDAY EVENING NOVEMBER 3, 2022. Grid with columns for channels A-D and times 7:00-10:30. Includes programs like Sheldon, Ghosts, So Help Me Todd, CSI: Vegas, and various news and entertainment shows.

Cable Companies FRIDAY EVENING NOVEMBER 4, 2022. Grid with columns for channels A-D and times 7:00-10:30. Includes programs like S.W.A.T., Unraveling, Fire Country, Blue Bloods, and various news and entertainment shows.

Cable Companies SATURDAY EVENING NOVEMBER 5, 2022. Grid with columns for channels A-D and times 7:00-10:30. Includes programs like East New York, 48 Hours, 2022 World Series, College Football, and various news and entertainment shows.

Cable Companies SUNDAY EVENING NOVEMBER 6, 2022. Grid with columns for channels A-D and times 7:00-10:30. Includes programs like 60 Minutes, FBI Double Bind, East New York, NCIS: Los Angeles, and various news and entertainment shows.

Cable Companies MONDAY EVENING NOVEMBER 7, 2022. Grid with columns for channels A-D and times 7:00-10:30. Includes programs like Neighbor, Bob Heart, NCIS: Last Dance, NCIS: Hawaii 'Nurture', and various news and entertainment shows.

Cable Companies TUESDAY EVENING NOVEMBER 8, 2022. Grid with columns for channels A-D and times 7:00-10:30. Includes programs like America Decides: Campaign '22, The Resident, Monarch, The Crown, and various news and entertainment shows.

Cable Companies WEDNESDAY EVENING NOVEMBER 9, 2022. Grid with columns for channels A-D and times 7:00-10:30. Includes programs like Survivor, The Amazing Race, FBI: Most Wanted, 3 News Now, and various news and entertainment shows.

Advertisement for Kenkel Family Chiropractic. Includes a photo of a man, the Kenkel Family Chiropractic logo, address (407 Sharp St. Glenwood), phone number (712-527-5800), and a list of services: CHIROPRACTIC CARE FOR ALL AGES! Online scheduling now available at www.kenkelchiro.com. Common conditions that improve with chiropractic care: Back and Neck Pain, Headaches, Extremity Pains, Sports/ Overuse Injuries, Auto Accident Symptoms, Digestive Issues, CHILDREN: Childhood falls & injuries, Growing Pains, Ear and Sinus Infections, Colic, Bedwetting, Acid Reflux.

Child in Need of Assistance

IN THE JUVENILE COURT OF MILLS COUNTY, IOWA
JUVENILE NO. JUV002906
NOTICE OF HEARING
IN THE INTEREST OF OLIVIA PECK, A MINOR CHILD.
TO: DANIEL PECK
You are hereby notified that there is presently on file in this court a verified petition alleging that the child named above is a child in need of assistance.

petition has been set for December 7, 2022, at 10:30 a.m., before this court to be held remotely.
You are further notified that said child shall be represented by counsel at all proceedings subsequent to the filing of this petition. Said counsel can be retained by a parent, guardian, or custodian or appointed by the Court. If appointed by the Court, the parents, guardian or custodians will be required to complete an "Application for Appointment of Counsel and Affidavit of Financial Condition of Parents,

Guardian or Custodian". Upon the completion of said Application and Affidavit submitted to the Juvenile Probation Office, a hearing on the ability of a parent, guardian or custodian to pay for the child's attorney will be held, and the Court may order a parent, guardian or custodian to pay in whole or part for the employment of child's attorney.
You are further notified that a parent, guardian, or custodian has the right to be represented by counsel at all hearings and proceedings subsequent to the filing of a petition.

If you desire counsel but believe you are financially unable to employ counsel, you must complete an "Application for Appointment of Counsel and Affidavit of Financial Condition of Parents, Guardian or Custodian". Upon the completion of said Application and Affidavit submitted to the Juvenile Probation Office, a hearing will be held on your ability to pay for your counsel. You are further notified that a hearing or proceedings may take place without your presence if you fail to appear

after reasonable notification.
You are further notified that upon your request, the clerk shall issue subpoenas requiring the attendance and testimony of witnesses and the production of papers at the hearing.
If you need assistance to participate in court due to a disability, call the disability coordinator at (712) 328-5883. Persons who are hearing or speech impaired may call Relay Iowa TTY at 1-800-735-2942. For more information see www.iowacourts.gov/for-the-public/ada/. Disability access coordinators cannot provide legal advice.
District Clerk of Court or by Clerk's Designee of Mills County
/s/ Lori Bruce
(Published in The Opinion-Tribune Wednesday, October 19, 2022, Wednesday, October 26, 2022, and Wednesday, November 2, 2022.)

Foreclosure Notice

IN THE IOWA DISTRICT COURT OF MILLS COUNTY
EQUITY NO: EQCV027355
Freedom Mortgage Corporation Plaintiff, vs. Robert Edgerton; Jessica Kate Edgerton; State of Iowa, Child Support Recovery Unit; Unknown Spouse, if any, of Robert Edgerton; Parties in Possession; General Service Bureau, Inc.; The City of Glenwood, et al. Defendants.
ORIGINAL NOTICE FOR PUBLICATION
You are notified that a petition has been filed in the office of this court naming you as a defendant in this action. The petition was filed on August 5, 2022, and prays for foreclosure of Plaintiffs Mortgage in favor of the Plaintiff on the property described in this notice and judgment for the unpaid principal amount of \$207,717.09, with a 4.625% per annum interest thereon from June 1, 2020, together with late charges, advances and the costs of the action including (but not limited to) title costs and reasonable attorney's fees, as well as a request that said sums be declared a lien upon the following described premises from March 11, 2019, located in Mills County, Iowa:
A tract of land of located in part of Lot 3 of the NE 1/4 NE 1/4 of Section 11, Township 72 North, Range 43 West of the 5th Principal Meridian, Mills County Iowa, more fully described as follows:
Commencing at the Southeast

corner of Lot 38 of Pitzer's Addition to the Point of Beginning; thence S25°22'20"E along the West right-of-way line of U.S. Highway No. 275 a distance of 147.60 feet; thence S86°28'10"W a distance of 334.45 feet; thence N00°00'00"E a distance of 143.36 feet to a point 25.90 feet West of the Southeast corner of Lot 26 of said Pitzer's Addition; thence N87°45'23"E a distance of 270.78 feet to the Point of Beginning. Said tract is subject to easements of record.
Note: the North line of said Section 11 is assumed to bear N89°19'44"E for this description.
AND
Commencing at the Northeast corner of Section 11, Township 72, Range 43, thence S89°19'44"West 919.53 feet along the North line of the Northeast Quarter of said Section 11 to the Westerly right of way line of U.S. Highway 275, and thence along said Westerly right of way line South 25°22'20"East 419.71 feet to the point of beginning; thence leaving said right of way S87°45'23"West 446.88 feet; thence S12°26'28"East 272.01 feet, thence East along the South line of the North half of the Northeast Quarter of said Section 11, 558 feet 10 inches, more or less, to the center line of U.S. Highway 275; thence Northward with the center of U.S. Highway 275, 310 feet 9 inches, more or less, to a point directly East of the point of

beginning, and thence West to the point of beginning; EXCEPT a tract of land located in part of Lot 3 of the NE 1/4 NE1/4 of Section 11, Township 72 North, Range 43 West of the 5th Principal Meridian, Mills County, Iowa, more fully described as follows: Commencing at the Southeast Corner of Lot 38 of Pitzer's Addition and the point of beginning; thence S25°22'20"E along the West right of way line of U.S. Highway 275, a distance of 147.60 feet; thence S86°28'10"W a distance of 334.45 feet; thence N00°00'00"E a distance of 143.36 feet to a point 25.90 feet West of the Southeast corner of Lot 26 of said Pitzer's Addition; thence N87°45'23"E a distance of 270.78 feet to the point of beginning. Said tract is subject to easements of record.
Note: the North line of said Section 11 is assumed to bear N89°19'44"E for this description.
AND
A tract of land in the North 1/2 NE 1/4 Section 11, Township 72 North, Range 43 West of the 5th P.M., Mills County, Iowa, more particularly described as follows: Commencing at the center Section 11-72-43; thence N89°40'30"E 1310.86 feet; thence N00°11'36"E, 330.98 feet; thence S89°40'30"W, 655.43 feet; thence N00°06'37"W, 1635.35 feet to the Northwest corner of Glenbrook Plat as recorded; thence N89°20'06"E, 830.84 feet to

the point of beginning; thence N89°20'06"E, 387.69 feet; thence S25°22'20"E, 4.95 feet; thence S89°42'10"W, 389.35 feet; thence N12°26'28"W, 2.04 feet to the point of beginning. The same being a strip along the North side of Lots 35, 36, 163 and the East 66.85 feet, more or less, of Lot 164 all of Glenbrook, an Addition to the City of Glenwood, Iowa, commonly known as 57040 221st St, Glenwood, IA 51534-6308 (the "Property")
The petition further prays that the Mortgage on the above described real estate be foreclosed, that a special execution issue for the sale of as much of the mortgaged premises as is necessary to satisfy the judgment and for other relief as the Court deems just and equitable. For further details, please review the petition on file in the clerk's office. The Plaintiffs attorney is Andrea Dyar, of SouthLaw, P.C.; whose address is 1401 50th Street, Suite 100, West Des Moines, IA 50266.
NOTICE
The plaintiff has elected foreclosure without redemption. This means that the sale of the mort-

gaged property will occur promptly after entry of judgment unless you file a written demand with the court to delay the sale. If you file a written demand, the sale will be delayed until twelve months (or six months if the petition includes a waiver of deficiency judgment) from the entry of judgment if the mortgaged property is your residence and is a one-family or two-family dwelling or until two months from entry of judgment if the mortgaged property is not your residence or is your residence but not a one-family or two-family dwelling. You will have no right of redemption after the sale. The purchaser at the sale will be entitled to immediate possession of the mortgaged property. You may purchase at the sale.
You must serve a motion or answer on or before 13th day of December, 2022, and within a reasonable time thereafter, you must file your motion or answer with the Clerk of Court for Mills County, at the county courthouse in Glenwood, Iowa. If you fail to respond, judgment by default may be rendered against you for the relief demanded in the petition.

If you require the assistance of auxiliary aids or services to participate in a court action because of a disability, immediately call your District ADA Coordinator at 712-328-5733. If you are hearing impaired, call Relay Iowa TTY at 1-800-735-2942.
This case has been filed in a county that utilizes electronic filing. You may find more information and general rules governing electronic filing in Iowa Court Rules Chapter 16. You may find information concerning protection of personal information in court filings in Iowa Court Rules Chapter 16, Division VI.
By: CLERK OF THE ABOVE COURT
Mills County Courthouse
418 Sharp Street,
Glenwood, IA 51534-1756
IMPORTANT:
YOU ARE ADVISED TO SEEK LEGAL ADVICE AT ONCE TO PROTECT YOUR INTERESTS.
(Published in The Opinion-Tribune Wednesday, November 2, 2022, Wednesday, November 9, 2022, and Wednesday, November 16, 2022.)

Sheriff's Sale

NOTICE OF SHERIFF'S LEVY AND SALE
IN THE IOWA DISTRICT COURT IN AND FOR MILLS COUNTY
STATE OF IOWA
MILLS COUNTY }
Iowa District Court Mills County
Case #: EQCV027340
CIVIL #: 22-000479
FLAGSTAR BANK
V
JEFF S CARTER; SHELLY A MORTON; UNKNOWN SPOUSE, IF ANY, JEFF S CARTER; UNKNOWN SPOUSE, IF ANY, SHELLY A MORTON; PARTIES IN POSSESSION
XSpecial Execution
General Execution
Other
As a result of the judgment rendered in the above referenced court case, an execution was issued by the court to the Sheriff of this county. The execution ordered the sale of defendant(s) X REAL ESTATE
PERSONAL
PROPERTY

to satisfy the judgment. The Property to be sold is
X described below:
on attached sheet:
LOT 343, 344, AND 345, ALL IN THE TOWN OF PACIFIC JUNCTION, MILLS COUNTY, IOWA
Property Address: 301 LINCOLN AVENUE PACIFIC JUNCTION IA 51561
The described property will be offered for sale at public auction for cash only as follows:
Sale Date : 12/13/2022
Sale Time: 09:00
Place of Sale: MILLS COUNTY SHERIFF'S OFFICE, 600 INDUSTRIAL ROAD, GLENWOOD, IA
Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed 1/2 Acre if within a city or town plat, or, if rural, must not exceed 40 Acres), defendant must file a homestead plat with the Sheriff within ten (10) days after service of this notice, or the Sheriff will have it platted and charge the costs to

this case.
Redemption: After the sale of real estate, the defendant may redeem the property within
X This sale not subject to Redemption.
Property exemption: Certain money or property may be exempt. Contact your attorney promptly to review specific provisions of the law and file appropriate notice, if applicable.
Judgment Amount \$63,792.12
Costs \$3,875.05
Accruing Costs 0.00
Interest \$3,499.83
Sheriff's Fees: Pending
Attorney
ANDREA DYAR
1401 50TH STREET, STE 100
WEST DES MOINES, IA 50266
(515)223-7325
Date 10/21/2022
TRAVIS OETTER
MILLS COUNTY SHERIFF
(Published in The Opinion-Tribune Wednesday, November 2, 2022, and Wednesday, November 9, 2022.)

City of Silver City

SEPTEMBER 2022 PAYABLES
ALLISON REED - \$117.80
BRI SORENSEN LAW - \$175.00
CASSANDRA WILSON - \$180.63
CENTURY LINK - \$330.12
DONNA NATTRASS - \$100.00
FELD FIRE - \$191.03
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FNBO - 1ST NATIONAL BANK CARDS - \$758.47
HR BLOCK - \$100.00
IOWA DEPT OF REVENUE - \$314.10
IOWA LEAGUE OF CITIES - \$357.00
IOWA PUMP WORKS - \$7,336.23
JODON'S - \$168.00
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PR CHECK - \$1,070.13
PR CHECK - \$327.33
PR CHECK - \$1,159.63
PR CHECK - \$372.66
PR CHECK - \$390.60
PR CHECK - \$1,051.64
(Published in The Opinion-Tribune Wednesday, November 2, 2022.)

6852 350th Street
Hastings, IA 51540
PROPNENT
Kale B. Rogers
of PETERS LAW FIRM, P.C.
233 Pearl Street
Council Bluffs, IA 51503
Telephone (712) 328-3157
Facsimile (712) 328-9092
ATTORNEYS FOR ESTATE
(Published in The Opinion-Tribune Wednesday, November 2, 2022, and Wednesday, November 9, 2022.)

Probate Notice

THE IOWA DISTRICT COURT FOR MILLS COUNTY
IN THE MATTER OF THE ESTATE OF ROBERT LOUIS SHEARER JR., Deceased
CASE NO. ESPR011607
NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS
To All Persons Interested in the Estate of Robert Louis Shearer Jr., Deceased, who died on or about September 26, 2022:
You are hereby notified that on October 19, 2022, the undersigned was

appointed administrator of the estate. Notice is hereby given that all persons indebted to the estate are requested to make immediate payment to the undersigned, and creditors having claims against the estate shall file them with the clerk of the above named district court, as provided by law, duly authenticated, for allowance, and unless so filed by the date of the second publication of this notice or one month from the date of the mailing of this notice (unless otherwise allowed or paid) a claim is

thereafter forever barred.
October 21, 2022.
Krystal Shearer,
Administrator of the Estate
4449 Park Lawn Dr
Des Moines, IA 50321
Brian S. Mensen, ICIS#: AT0005303
Attorney for the Administrator
Billings & Mensen
111 E. Reed St., PO Box 76
Red Oak, IA 51566
(Published in The Opinion-Tribune Wednesday, November 2, 2022, and Wednesday, November 9, 2022.)

Probate Notice

THE IOWA DISTRICT COURT FOR MILLS COUNTY
IN THE MATTER OF THE ESTATE OF MARCIA K. SCHLANGE, Deceased
CASE NO. ESPR011602
NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS
To All Persons Interested in the Estate of Marcia K. Schlange, Deceased, who died on or about May 23, 2021:
You are hereby notified that on September 13, 2022, the undersigned was appointed administrator of the estate.
Notice is hereby given that all persons indebted to the estate are requested to make immediate payment to the undersigned, and creditors having claims against the estate shall file them with the clerk of the above named district court, as provided by law, duly authenticated, for allowance, and unless so filed by the date of the second publication of this notice or one month from the date of the mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred.
Dated on October 26, 2022.

701 Green Street
Glenwood, IA 51534
Matthew G. Woods,
ICIS#: AT0008731
Attorney for the Administrator
Woods Tucker, PLLC
10 North Walnut Street
P.O. Box 189
Glenwood, IA 51534
(Published in The Opinion-Tribune Wednesday, November 2, 2022, and Wednesday, November 9, 2022.)

/s/ Everett Wayne Schlange
Everett Wayne Schlange,
Administrator of the Estate
701 Green Street
Glenwood, IA 51534
Matthew G. Woods,
ICIS#: AT0008731
Attorney for the Administrator
Woods Tucker, PLLC
10 North Walnut Street
P.O. Box 189
Glenwood, IA 51534
(Published in The Opinion-Tribune Wednesday, November 2, 2022, and Wednesday, November 9, 2022.)

Board of Supervisors

The Office of Mills County Auditor
Carol Robertson
Mills County Courthouse
Glenwood, IA
The Board of Supervisors met this 18th day of October 2022, at the Mills County Courthouse in Glenwood with Supervisors Lonnie Mayberry, Carol Vinton and Richard Crouch were present.
Motion by Crouch, seconded by Mayberry to approve the consent Agenda and Minutes as presented and Accounts Payable as received from October 4, 2022. Motion carried on vote: Ayes: 3, Nays: 0
Jacob Ferro, Mills County Engineer, was present for his scheduled meeting. Ferro informed the Board there were no Utility Reports.
Motion by Mayberry, seconded by Crouch on Approval for Longitudinal Subdrain Installation on Gaston Ave. by Mount Farm Drainage, in the amount of \$319,350.00 This covers 7.8 miles on both sides of road, including 85 precast concrete outlets and traffic control. Motion carried on vote: Ayes: 3, Nays: 0
Motion by Crouch, seconded by Mayberry on Approval to purchase IRVM Grant Equipment Purchases in the amount of \$35,770.24 with a refund of \$18,667.47 bringing total out of pocket amount to \$17,102.77. Motion carried on vote: Ayes: 3, Nays: 0
Motion by Crouch, seconded by Mayberry on Approval to purchase Wheeled Excavator with bucket and swivel in the amount of \$347,598.00. Motion carried on vote: Ayes: 3, Nays: 0
Motion by Mayberry, seconded by Crouch on Approval of Driveway Variance for Joe Windle, 54412 202nd ST. per Engineer providing the following stipulations: brush is cleared for adequate viewing of driveway and the County has right to clear brush as needed. Motion carried on vote: Ayes: 3, Nays: 0
Motion by Crouch, second by May-

berry on Approval of Driveway Variance for NNG (Northern Natural Gas) Barrus RD to change width from maximum of 45' to 87.5', this will allow them to load and unload their trucks off the main road, which will aid in public safety for county residences. Motion carried on vote: Ayes: 3, Nays: 0
Motion by Crouch, second by Mayberry on Approval of Driveway Variance for NNG (Northern Natural Gas) Dobney Ave to change width from maximum of 45' to 95', this will allow them to load and unload their trucks off the main road, which will aid in public safety for county residences. Motion carried on vote: Ayes: 3, Nays: 0
Ferro presented several items for discussion. The DNR has had discussion with the Engineer and Building and Zoning regarding regulations concerning campgrounds. He also informed the Board that Kyle Anderson and Tim Kahl have received their Spray License. Ferro will be attending a Safety Workshop in Council Bluffs and Training in Atlantic this week.
Jill Ford, Treasurer, joined the meeting for her scheduled meeting. Motion by Crouch, seconded by Mayberry Approval of a 28E Agreement Mills County with the State of Iowa Driver's License Department. Motion carried on vote: Ayes: 3, Nays: 0
Motion by Mayberry, seconded by Crouch on Approval to Sign Resolution 22-33 for Tax Abatement for the City of Pacific Junction in the amount of \$3,443.76. Motion carried on vote: Ayes: 3, Nays: 0 Roll Call vote: Crouch - Aye, Mayberry - Aye, Vinton - Aye
Resolution 22-33
The Mills County Board of Supervisors sitting in session on this 18th day of October 2022 upon recommendation from the Treasurer and as per Senate file 478 and IA Code 445.16 shall abate the taxes, interest and penalties on the following described properties and direct the County Treasurer

to strike the amount due from the County system:
The Mills County Treasurer recommends that the taxes pertaining to the City of Pacific Junction; Glenwood School District in Mills County, Iowa be abated for the following parcels listed below:
Address Parcel Amount Penalty
804Lincoln 126.00 1.00
0411900000000000
707 Washington 146.00 1.00
0448800100000000
603 Washington 142.00 1.00
0449000100000000
501 2nd 190.00 1.00
0470000000000000
1000 Mills Ave. 174.00 1.00
0462300300000000
4.00 1.00
0445200100000000
2011st Street 184.00 1.00
0442400100000000
200 Depot Street 206.00 2.00
0453700000000000
103 N Ellison 88.00 1.00
0464100000000000
103 N Ellison 2.00 1.00
0464100100000000
101 N Ellison 160.00 1.00
0464000000000000
101 N Ellison 2.00 1.00
0464000100000000
409 Washington 127.86 1.00
0449700102000000
405 Cordelia Ave. 33.97 1.00
0456000000000000
406 Washington Ave 111.95 1.00
0444900000000000
6.00
0458500000000000
101 1st 26.93 1.00
0441400000000000
101 5th 13.28 1.00
0453600000000000
703 4th 44.08 1.00
0453800000000000
701 Mills Ave. 110.52 1.00
0442500000000000
700 Lincoln Ave. 88.60 1.00
0442400202000000
700 Iowa 78.01 1.00
0439300000000000

Address Parcel#AmountPenalty
700 Front 20.28
0454400100000000
602 Main 87.85
0455500000000000
503 4th 51.35
0456200100000000
305 Gleason Ave. 192.42 1.00
0457200000000000
305 Mills Ave 26.37
0457000000000000
400 Front 102.55 1.00
0449800000000000
400 Hoblit 64.81
0455800500000000
401 Hoblit 38.55
0454100000000000
808 Lincoln 157.01 1.00
0461300001000000
806 Lincoln 77.51 1.00
0441800000000000
705 Iowa 37.23 1.00
0441300000000000
703 Washington Ave. 70.71 1.00
0448900100000000
703 Iowa Ave. 42.82
0441200000000000
503 Iowa Ave. 123.21 1.00
0439700000000000
403 4th 31.48
0458900000000000
402 Front 176.38 1.00
0458800400000000
301 1st 78.03 1.00
0447900000000000
Total Taxes to Abate \$ 3,443.76
Total Penalty to Abate \$ 27.00
The above City of Pacific Junction properties shall be exempt from taxes going forward.
Ford informed the Board she is attending the Iowa Homeowner Assistance Fund Zoom Meeting. She returned after the meeting and gave the Board information on the qualifications needed for mortgage help available to eligible homeowners
Motion by Crouch, seconded by Mayberry to open Public Hearing at 10:00 A.M. Regarding Whitetail Run Subdivision. Board asked for public or written comment and there were

none. Motion by Mayberry, seconded by Crouch to close Public Hearing at 10:05 A.M. Resolution 22-32 Whitetail Run Subdivision. Motion carried on vote: Ayes: 3, Nays: 0. Roll Call vote: Crouch - Aye, Mayberry - Aye, Vinton - Aye.
RESOLUTION #22-32
WHEREAS, on the 18th day of October, 2022, the Mills County Board of Supervisors met in session for the purpose of a public hearing in accordance with the Mills County, Iowa Subdivision Ordinance effective February 1, 1999, regarding a Preliminary Plat of Whitetail Run Subdivision submitted by Mark A. and Jennifer D. Hughes in Oak Township which consists of the platting of land in Lot 10 SE/4 NE/4 of Section 35, Lot 28 of NE/4 SE/4 of Section 35, Lot 9 of SW/4 NW/4 of Section 36, N/2 NW/4 SW/4 of Section 36 lying west of the road, South 18 feet of East 177.5 feet of Lot 33 of Three Oaks Subdivision of Section 36. All of the above land being in Township 73 North, Range 43 West of the Fifth Principal Meridian, Mills County, Iowa.
THEREFORE, the Supervisors found that the notice of the public hearing has, according to law, been published in the official county newspapers.
THEREFORE, on this date, the Preliminary Plat of Whitetail Run Subdivision was presented and considered by County taxpayers.
Public comments were as follows:
WHEREAS, on the 18th day of October 2022, the Preliminary Plat of the proposed Whitetail Run Subdivision has been presented for acceptance and approval by Mills County and,
WHEREAS, the Preliminary Plat conforms with the requirements of the Mills County, Iowa Subdivision Ordinance and
WHEREAS the developers have submitted documents that fulfill the requirements of the Mills County, Iowa Subdivision Ordinance, the Mills County Board of Supervisors hereby

accept and approve the Preliminary Plat of Whitetail Run Subdivision.
The Developers, Mark A. and Jennifer D. Hughes are directed to continue the platting process and work on the Final Plat and supporting documents.
Gabe Barney, EMA, was present for his scheduled meeting. Motion by Mayberry, seconded by Crouch to Approve signing of letter confirming completion of SOW project and closing of the HMPG 4424 Acquisition Grant. Motion carried on vote: Ayes: 3, Nays: 0.
Ryan Dale, Assistant County Attorney, was present for the attorney's scheduled meeting. Motion by Mayberry, seconded by Crouch to Deny changing Victim Witness Coordinator position from part time to full time. Motion carried on vote: Ayes: 3, Nays: 0.
Public Health had updates shared for their department. The Board of Health will be reviewing applications they currently have for the Administration position. They have interviewed for the nursing position which is still currently open. Julie Lyons will return as temporary part time for guidance and counseling.
Jolene Esary, Payroll HR Manager and Accounting Deputy was present for her scheduled meeting. Motion by Mayberry, seconded by Crouch on Approval of Increase Brokerage fee for GPP Service starting in January 2023. Motion carried on vote: Ayes:3, Nays: 0
Motion by Mayberry, seconded by Crouch on Approval to purchase a Printer to replace one that is 10 years old, currently broken, with no replacement parts available. This purchase is in current budget. Motion carried on vote: Ayes: 3, Nays: 0
There being no further business to come before the Board, they adjourned to meet on October 25, 2022.
Carol Vinton, Chair
ATTST: Carol Robertson, Auditor
(Published in The Opinion-Tribune Wednesday, November 2, 2022.)

## RAMS

From Page 1B

with a four minute drive to close the third quarter on a Conner King 31 yard field goal to make it 31-12.

But once again, the Tigers answered. DeWitt found Izak Petersen on a 42-yard touchdown toss and then Gavin Trimmer on a 24-yard TD pass – sandwiched around a Ram turnover on offense – to cut the to a one score game at 31-26 with eight minutes to go in the game.

The Tigers forced the Rams to punt on their very next possession but they muffed Anderson's punt. Renner Bardsley recovered the ball at the Tiger 18 and four plays later, Carter muscled his way into the end-zone for the game-clincher.

All game long the Rams kept the Tiger defense on its heels with a steady mix of run and pass. They finished with 450 yards – 268 passing and 182 rushing.

“Coach (Barry) Loeffelbein calls the plays and he’s been doing a great job, as well as the rest of the offensive coaching staff,” Faust said. “We have good players and I think our unsung hero is our offensive line. They have really developed over the year and they’ve done a really nice job.”

Anderson finished 15-of-27 passing for his 268 yards. Krause hauled in seven passes for 155 yards and a score. Mayberry rushed for 119 yards and a touchdown on 19 carries.

Spencer tallied 218 yards on the ground – 50 yards below their average – and 113 through the air.

The Tigers close their season with a record of 7-3.

The Rams’ move on to face the top ranked Titans. The defending state champions are 10-0 this season and winners of

19 straight games. But Glenwood played them as tough as any opponent this season, at least for a half. In their October meeting, the Rams led 22-20 at the half before injuries and the Titans’ explosive offense caught up in a 58-22 win.

“I’m just excited to still be playing football,” the coach said. “We have a lot of respect for Lewis Central, they are a really good team. If we play well, you never know what can happen. I like our chances against anybody if we’re prepared and playing our best.”

**The Rams’ Tate Mayberry ran for 119 yards and a touchdown in Friday’s victory.**

JOEL STEVENS/  
THE OPINION-TRIBUNE



## Legal Notices

### Glenwood Schools

**Glenwood Community School District  
Special Meeting & Work Session of the Board of Directors  
Central Office Conference Room - 103 Central, 3rd Floor,  
Glenwood, IA 51534  
Monday October 24, 2022**

#### Special Meeting

**1. Call to Order & Roll Call** – President Curt Becker called the Special Meeting to Order at 6:00 p.m. Upon roll call the following Board of Education (BOE) members responded as being present: Curt Becker, Tim Becker, Elizabeth Richardson, Matt Portrey, and John Zak.

**2. Consideration of Action on Consent Items** – J Zak made a motion to approve the consent agenda including items 2A through 2E. T Becker seconded the motion. All voted “aye”. Motion Carried.

**2A. New Hires** – Contingent upon completion of pre-employment requirements & favorable background

NAME	POSITION	SALARY
Heidi Christiansen	Authorized Substitute Teacher	\$158 per day
Amy Johnson	Substitute Food Service Worker	\$11.16 per hour
Sarah Loparco	Substitute Nurse	\$168 per day
Cindy Maschka	Kid’s Place Associate	\$10.82 per hour
Lori McGoldrick	Substitute Bus Driver	\$45 per route
Theresa Moore	Bus Associate	\$13.86 per hour
Michael O’Meara	Substitute Suburban Driver	\$43 per route
Tanner Teegarden	Assistant Football Coach	\$2,244.60
Richard Tucker	Substitute Bus Driver	\$45 per route
Tiffany Welton	Authorized Substitute Teacher	\$158 per day

#### 2B. Transfers

NAME	FROM / TO	WAGE
Traci Ashburn	From Food Service Worker to Substitute Food Service Worker	\$11.59 per hour
Sunshine Crawford	From 10.5 months to 12 months - School Administrative Manager	No change

Ranae Parks From Assistant Kitchen Manager at MS to Kitchen Manager at West \$14.95 per hour

Ashley Vanderpool From Food Service Worker/ Floater to Assistant Kitchen Manager at West \$13.16 per hour

Mackenzie Zeski From Lead Teacher @ Kid’s Place to General Education Associate \$11.66

**2C. Separation from District** – Coaching positions are contingent upon finding a suitable replacement

NAME	POSITION	REASON	DATE
Stacy Adkins	Child Care Associate	Resignation	October 21, 2022
Marcia McGoldrick	Building Secretary	Retirement	December 31, 2022

**2D. Open Enrollments**

NAME	DISTRICT REQUESTED	REASON	DIST OF RESIDENCE	APPROVE OR DENY	FUNDED
Tucker K.	Glenwood	Remain after move	East Mills	Approve	Yes

**2E. Out of State / Overnight Travel**

REQUESTED BY	ACTIVITY	DESTINATION	DEPARTURE DATE	RETURN DATE
Mark Starnier	Iowa Track & Field Coaches Clinic	Ames, IA	12/02/2022	12/03/2022
Jennifer Tallmon	Iowa Tech-nology & Education Conf.	Des Moines, IA	11/07/2022	11/08/2022
Laurie Weekly	National Blue Ribbon Award Ceremony	Washington, D.C.	11/02/2022	11/05/2022
Genie O’Grady	National Blue Ribbon Award Ceremony	Washington, D.C.	11/02/2022	11/05/2022
Devin Embray	National Blue Ribbon Award Ceremony	Washington, D.C.	11/02/2022	11/05/2022
Genie O’Grady	16th Annual National SAM Conference	Tucson, AZ	02/02/2023	02/05/2023

#### 3. New Business – A. to B.

**3A. Approval of RFP for Architectural Services**  
T Becker made a motion for approval of the RFP to select an Architect for the final phase of the Long- Range Facility Plan. The estimated bond vote to be proposed will be planned for March 2024.

M Portrey seconded the motion. All voted “aye”. Motion carried.

#### 3B. Homecoming Scheduling

The Homecoming Parade Committee attended the work session to discuss the scheduling of 2023 Homecoming Activities. Activities Director Jeff Bissen also attended to provide background on how band, football and other Homecoming activities are considered in setting a date for Homecoming. The discussion provided an action plan for collaboration on setting the 2023 Homecoming date once new Statewide District Football schedules are known in February / March 2023. The collaborative goal was decided to attempt to schedule Homecoming in late September or early October.

**Work Session**

**ACT & College Readiness** – High School Administrator Cole Albright gave a presentation on the FY22 ACT and College Readiness testing results.

**Annual Financial Health Report** – Chief Financial Officer Tim Reinert provided the Glenwood Community School District’s Annual Financial Health Report for the Fiscal Year Ended June 30, 2022.

**RAM Aspiring Educators Presentation** – Superintendent Dr. Devin Embray & Assistant Superintendent Dr. Chad Lang gave a presentation on a new proposed program for growing our own future educators.

**Superintendent Performance Monitoring** – The BOE reviewed the status of FY23 goals and initiatives for Superintendent Dr. Devin Embray.

**Adjournment**

As there was no further business to come before the Board at this time, a motion was made by E Richardson and seconded by J Zak to adjourn the meeting at 8:50 p.m. All voted “aye”. Motion carried.

(Published in The Opinion-Tribune Wednesday, November 2, 2022.)

### City of Silver City

#### Silver City Meeting Minutes 10/12/22

Meeting started by Mayor Sharon McNutt at 6:30p

Opened with Pledge of Allegiance

Roll Call for attendance: Council Tom Boehm, Ron Damewood, Terrell Ramsey, Sue McPeck, & Brett Christensen were present. Mayor Sharon McNutt and City Clerk Cassandra Wilson present.

Motion to approve 9/13/22 meeting minutes by Christensen, 2nd Boehm. All ayes, motion carried.

Motion to approve 10/12/22 agenda with the exception of bringing Fire Report first by Ramsey, 2nd Boehm. All ayes, motion carried.

Motion to approve final September payables by Boehm, 2nd Damewood. All ayes, motion carried.

Citizen comments: Rose Schoening, Phyllis Boyer, and Eagle Engineering Reps Jake Zimmer & Jeff Frey

Department Reports: Library was present and read report. Historical Society wasn’t present, but report available. Fire and Rescue report given, John Stacey & Scott Eanes present. Insurance discussed. Water/ Sewer present, Howard Peterson read report. New water/sewer template completed and approved, water quality testing almost completed, should have test results by end of following week. Water main repair work to be paid through city for 308 May. Motion for water treatment project approved and paid out of ARPA funds by Christensen, 2nd Boehm. All ayes, motion carried.

Motion to approve all department reports by Damewood, 2nd McPeck. All ayes, motion carried.

Council Department Reports:

#### Streets/Roads

– Phase 2 of gravel and pavement of roads complete; stop sign off E Railroad will be put in; city to get bids on possible road sealant & maintenance of city hall steps. Snow removal bids ad will run from Oct 19th to Oct 26th.

**Utilities** – N/A. **Parks** – bathroom and fountains winterized this next week, along with the pickup of the dumpster. **Nuisances** – no change on 427 Main, will look into levy fine and getting bids to fix.

Motion to approve the council department reports by Boehm, 2nd Damewood. All ayes, motion carried.

Motion to approve Resolution 09-22-03; approval of petty cash policy by roll call vote by McPeck, 2nd Christensen. Roll call vote passed with all 5 Council members voting aye, motion carried.

Motion to approve travel reimbursement policy; including but not limited to establishing meals, lodging requiring original itemized receipts for all disbursements with council approval by Ramsey, 2nd Boehm. All ayes, motion carried.

Clerk’s benefits for the general policy handbook and upcoming resolution discussed, will include vacation and

PTO; City Clerk’s benefits from surrounding cities also reviewed for comparison. All council members approved paying out City Clerk’s 1st year vacation hours (32), as she was unable to use them.

Motion to approve 2022-23 ICAP insurance renewal by Christensen, 2nd Boehm. All ayes, motion carried. We will be obtaining a quote for additional umbrella coverage.

Motion to approve next 3 audit payments by Christensen, 2nd Boehm. Next payment be paid out of general fund, with the remaining 2 to be paid out of LOST fund. All ayes, motion carried.

Menards gift cards from previous admin from 2020 to be used on any city hall repairs or needs.

Informed delivery unable to be used at City Hall, as it is only for residential use as of right now per the official Post Office website. Going forward, Sue McPeck, will be getting mail Monday thru Thursday.

Panhandling ordinance discussed and will be tabled for vote at November meeting.

Motion to approve Don Grenier invoice for \$1950 for walk bridge ap-

proved – payments as follows: \$1500 to be paid now and the remaining \$450 to be paid Spring 2023 (after paint), with funds coming from Community Betterment by Damewood, 2nd Ramsey. All ayes, motion carried.

Motion to accept each entities fund balance as is by Nov 8th, 2022 by Christensen, 2nd McPeck. Any issues are to be handled before then to allow Clerk time to correct in Gworks. All ayes, motion accepted.

Mayor Comments: vacant ordinance

will be discussed and MAPA’s Grant Anderson will be attending November meeting

Clerk Comments: we are on winter furnace inspection list; I will be printing the statements from First National and Gworks for the sewer/water depreciation & reserve funds. Would like approval to enter amounts from the First National statement since previous Clerk didn’t enter in interest since 2019. Would like to take extra printer home to use whenever I work

from home. Starting Nov 9th, I will be printing each entity 1 monthly report. Clerk’s report approved by Council as is.

Motion to adjourn meeting made by Boehm, 2nd Damewood. All ayes, motion carried. Meeting closed 8:35 pm.

(Published in The Opinion-Tribune Wednesday, November 2, 2022.)

### Sheriff’s Sale

#### NOTICE OF SHERIFF’S LEVY AND SALE

IN THE IOWA DISTRICT COURT IN AND FOR MILLS COUNTY STATE OF IOWA

MILLS COUNTY } Iowa District Court Mills County Case #: EQCV027129 CIVIL #: 22-000507 LAKEVIEW LOAN SERVICING LLC V LEVI C HENDERSON; PARIES IN POSSESSION; UNKNOWN SPOUSE, IF ANY, OF LEVI C HENDERSON

X Special Execution General Execution Other

As a result of the judgment rendered in the above referenced court case, an execution was issued by the court to the Sheriff of this county. The execution ordered the sale of defendant(s)

X REAL ESTATE PERSONAL PROPERTY to satisfy the judgment. The Property to be sold is

X described below:

on attached sheet: LOTS 2, 3 AND 4, BLOCK 6, IN GLEASONS ADDITION TO THE TOWN OF PACIFIC JUNCTION, MILLS COUNTY, IOWA

Property Address: 402 HOBLIT AVENUE PACIFIC JUNCTION IA 51561

The described property will be offered for sale at public auction for cash only as follows:

Sale Date : 12/13/2022 Sale Time: 09:00

Place of Sale: MILLS COUNTY SHERIFF’S OFFICE, 600 INDUSTRIAL ROAD, GLENWOOD, IA

Homestead: Defendant is advised that if the described real estate includes the homestead (which must not exceed 1/2 Acre if within a city or town plat, or, if rural, must not exceed 40 Acres), defendant must file a homestead plat with the Sheriff within ten (10) days after service of this notice, or the Sheriff will have it platted and charge the costs to

this case.

– Redemption: After the sale of real estate, the defendant may redeem the property.

X This sale not subject to Redemption.

Property exemption: Certain money or property may be exempt. Contact your attorney promptly to review specific provisions of the law and file appropriate notice, if applicable.

Judgment Amount \$78,088.09 Costs \$15,506.33

Accruing Costs 0.00 Interest \$11,398.72 Sheriff’s Fees: Pending Attorney

EMILY BARTEKOSKE 1401 50TH STREET, STE 100 WEST DES MOINES, IA 50266 (515)223-7325 Date 10/26/2022 TRAVIS OETTER MILLS COUNTY SHERIFF (Published in The Opinion-Tribune Wednesday, November 2, 2022, and Wednesday, November 9, 2022.)

## MILLS/MONTGOMERY COUNTY CLASSIFIED ADS

Deadlines: The Opinion-Tribune and

Town & Country Shopper

CLASSIFIED LINE AD DEADLINES 10 a.m. Thursday

RETAIL AND CLASSIFIED DISPLAY 4 pm Wednesday

for the following week’s publication

Email ads: classifieds@opinion-tribune.com

Email Display ads: advertising@opinion-tribune.com

Phone: 712-527-3191 Fax: 712-527-3193

Red Oak Express: 712-623-2566

116 S. Walnut St. Glenwood, IA 51534

**EM** NOW HIRING: FULL TIME CUSTODIAN

East Mills Community School district is hiring for a full time custodian. Applications can be picked up at either school building. Please contact Jenna Gravett at (712)624-8700 or jgravett@emschools.org with any questions.

**DOYLE FLOOR COVERING**  
Carpet-Vinyl  
Laminate • Luxury Vinyl Tile  
Sales & Installation  
**712-527-0534**  
R.R. 1 Mike & Jim  
Hastings, IA Doyle

### Miscellaneous

#### Card of Thanks

I would like to send a special thank you to everyone who attended my 90th birthday party and to everyone who sent cards... It was wonderful to see everyone. It was a true surprise. Donald Weak Sr. & family.

### Public Notices

All real estate advertising in this newspaper is subject to the fair housing Act which makes it illegal to advertise “any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin, or intention to make such preference, limitation, or discrimination.” Familial status includes children under the age of 18 living with parents or legal custodians, pregnant women and people securing custody of children under 18. This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwell-

ings advertised in this newspaper are available on an equal opportunity basis. To complain of discrimination, call HUD toll-free at 1-800-669-9777. The toll-free telephone number for the hearing impaired is 1-800-927-9275.

### Real Estate

#### Apartments for Rent

For Rent: Woodland Park Apartments, RO. All New 1, 2, & 3 Bedroom Apartments. Utilities included. WiFi and TV specials. Pet friendly. 515-206-6547. Or apply at www.zoulproperties.com.

#### Houses for Rent

1 Bedroom house for rent. Completely furnished. No Pets. 527.4801

1 Bedroom farmhouse for rent. Outside pets allowed. Available immediately. 527-4801

#### Houses for Sale

1994 Schult mobile home for sale. 2 bedroom, 2 bath. 1,056 square feet. Very good condition. Brand new central air & furnace. New front entry & storm door. Washer, dryer, stove, & new fridge included. \$30,000. Call Jerry @712-370-0915

Can you BUY a home for less than rent? Special financing available. Do you qualify? Call Jim Hughes Real Estate: 712-527-3114

### Services

#### Business & Service

Need a notary? Do you work during normal notary hours? The Red Oak Express is now offering notary services by appointment only. Standard business hours fee is \$5. After hours/ weekend appointments are also available, by appointment only, for \$15. For questions or to book an appointment call Nanny at 712-623-2566. Current photo ID’s needed for all signers and witnesses.

**Don’t ask Sherlock, Call the experts.**  
**MADDOCKS ROOFING**  
Licensed  
FREE Estimates  
Insured  
Experienced  
**Bud Maddocks**  
**712-527-9929 or 877-227-9929**  
New Construction • Residential  
• Commercial • Repair • Re-roof

**WELDING AND FABRICATION STEEL FOR SALE**  
 In Stock: New steel for sale, angle, tube, channel, flats, etc.  
**John Pitzer Sales 527-3194**

**MIDLAND OVERHEAD GARAGE DOORS**  
 Residential & Commercial  
 Great Quality at Moderate Prices  
 Also: Steel building components & metal skin.  
 Residential Steel Roofing  
**JOHN PITZER SALES 527-3194**

**WANTED PART TIME CLASS A CDL DRIVER**  
 in Council Bluffs for a scheduled US Mail trip from Omaha to Norfolk, NE and Columbus, NE on Monday, Wednesday and Thursday early mornings. Start time is approximately 2:00 AM and end time is approximately 8:00 AM. \$28.27 per hour. This job is a good fit for a semi-retired driver or someone needing extra income. Very nice and well maintained 2019 and newer Peterbilt model 579 trucks. Family owned business since 1942. Friendly working environment. Many long term drivers are part of our team. Must have a Class A CDL, minimum of 5 years Class A experience, and have good driving and criminal records.  
**Call Corey at Orr Trucking Inc. 515-986-3488**

**Pitzer Thrift Storage**  
 Units from 5x8 to 10x40. Also outside storage for boats & campers. Fenced, lighted, electronic security gate and free appliance mover.  
**John Pitzer Sales 527-3194**

**LOOKING FOR HELP MUST HAVE OWN TOOLS. EXPERIENCE IN SIDING, WINDOWS, PAINTING.**  
**CONTACT MARK AT BUCKY'S CONTRACTING 712-310-4301**  
 LEAVE A MESSAGE

**STEPHENS & SON 1972 EST. HOME IMPROVEMENT**  
 Your Home Is In Good Hands With Us  
**DON'T NEGLECT YOUR HOME**  
 Siding - Doors Replacement Windows Decks - Roofing Gutter - Leaf Guard  
**FREE ESTIMATES 712-824-7282**

**WIGGINTON TREE SERVICE**  
**NEED A TREE REMOVED OR TRIMMED AT A REASONABLE RATE?**  
 No job too big or small. | Fully insured!  
 Contact Wigginton Tree Service for a free estimate.  
**Brandon Wigginton | 402-718-1768**

**LAND FOR SALE**  
**VIRTUAL LIVE AUCTIONS ONLINE ONLY**  
**FREMONT COUNTY, IA - 151.99 Acres m/l**  
**TUESDAY, NOVEMBER 22, 2022 @ 10:00 A.M. CST**  
 Green Township - 124.7 FSA/Eff. Crop Acres m/l. High Quality Fremont County farmland, 76.4 CSR2. Close to several Ethanol Plants and Bunge Soybean Crush Plant. Approx. 6 miles east of Thurman. Open lease for 2023.  
**Contact Scott Henrichsen (402) 697-7500**  
**ScottH@Hertz.ag**  
  
 11717 M Circle - Omaha NE 68137  
 Offering Professional Farm Management, Real Estate Appraisals, Real Estate Sales, Auctions and Acquisitions  
**www.Hertz.ag**

**ASTRO BUILDINGS**  
**Custom Designed Buildings**  
 www.AstroBuildings.com  
**John Pitzer Sales - LOCAL DEALER 712-527-3194**  
**Acree Agriculture Equestrian Commercial**

**PUBLIC LAND AUCTION**  
**93.48 ACRES | PAGE COUNTY | AMITY TWP**  
**THURSDAY, NOV. 17 @ 10:30 AM**  
 Location of Auction: SHENANDOAH ELKS LODGE - 709 S FREMONT ST, SHENANDOAH, IA 51601  
 Directions to the farm: From College Springs - drive Southeast on Nodaway St / Oak Ave for 1/4 mile. Turn left on 300th St. Farm is located on the South side of the road. Signs will be posted!

**2 HIGH QUALITY FARMLAND AUCTIONS**  
**Mills County Land Auction**  
 Thursday Nov. 17th @ 10AM  
 Henderson Community Bldg.  
 Anderson Twp. - Section 1  
 Net Tax Acres: 93.0  
 FSA Farmland Acres: 93.72  
 FSA Crop Acres: 89.81  
 Taxes: \$3152.00  
 CSR2: 76.5  
**Harvey & Darlene Bolton Trust**  
**Pott. County Land Auction**  
 Friday Nov. 18th @ 10AM  
 Treynor Community Bldg.  
 Silver Creek Twp. - Sect. 11 & 14  
 Tract #1: Net Tax Acres: 197.2  
 FSA Farmland Acres: 196.71  
 FSA Crop Acres: 180.59  
 Taxes: \$8646.00  
 CSR2: 77.9  
**Robert C. Volz Trust**  
 For Complete Details, FSA Information, Soil Maps, Terms & Conditions call our office or go to:  
**www.Menke-Auction.com/liveauctions.htm**  
**MENKE AUCTION & REALTY**  
 Byron Menke - Broker/Auctioneer Office: 712-487-3542 Cell: 402-630-6469  
 Rick Grote - Auctioneer

**FSA INFORMATION: FARM #5320 TRACT #4001**  
**93.48 ACRES**  
**FARMLAND: EST. 96.31 CROPLAND: EST. 78.62**  
**DCP CROPLAND: EST. 78.62**  
**TAXABLE ACRES: 93.48**  
**TAXES: \$20.95 PER ACRE | \$1,958 ANNUAL**  
**CSRII: 63.5 PART OF SEC. 21 - 67N - 37W**  
**CORN BASE ACREAGE: 17.35 PLC YIELD: 106**  
**BEAN BASE ACREAGE: 12.30 PLC YIELD: 25**  
**TOTAL BASE ACREAGE: 29.65**  
**CRP INFORMATION:**  
 Field #12 - 3.47 acres of CP21 - expires 2025 - annual \$1,024  
 Field #17 - 4.64 acres of CP21 - expires 2026 - annual \$1,370  
  
**AUCTIONEER'S NOTE:** Very nice-sized, mixed-use farm. This farm has quality tillable acres. Established filter strips that have had the best of care. Old, established timber. This is the farm that has it all. Acreage is not part of the sale.  
**LIVE AUCTION W/ ONLINE BIDDING**  
 METHOD OF AUCTION: Farm will be sold on a dollar per acre basis to be multiplied by the net taxable acres.  
 TERMS: 10% down day of auction with balance due at closing on or before December 22, 2022. Abstract will be provided.  
 ACCEPTANCE OF BIDS: Successful bidders will enter into a purchase contract at the auction site immediately following the auction. All bids are subject to seller's approval. Your bidding is not subject to financing, so financing must be arranged prior to auction.  
 POSSESSION: At closing. Subject to tenant's rights. Full farming possession will be March 1, 2023.  
 AGENCY: Auctioneer Allan Hughes & Jim Hughes Real Estate are agents for & represent the seller. All bidders will be considered customers, not clients.  
**DISCLAIMER:** Announcements made by the auctioneer at the time of sale will take precedence over any previously printed material or any other statements made. All information contained in the brochure and all related materials are subject to terms & conditions outlined in the agreement to purchase. The property is being sold on an AS IS, WHERE IS basis, and no warranty or representation either expressed or implied concerning the property is made by the seller or the auction company. Each potential bidder is responsible for conducting his or her own independent investigations, inspections, inquiries, and due diligence concerning the property. The information contained in this brochure is believed to be accurate, but is subject to verification by all parties relying on it. No liability for its accuracy or omissions is assumed by the seller or the auction company. All statistics & dimensions in this brochure are approximate & have been estimated based on aerial photographs. Conduct of the auctioneer's increments of bidding are at the direction & discretion of the auctioneer.  
**SELLER: WILLIAM SHELTON TRUST**  
**AUCTIONEER: AL HUGHES 402-672-3621**  
**BROKER: JIM HUGHES 712-520-7300**  
**WWW.ALHUGHESAUCTION.COM**

**Current Openings! Glenwood Community Schools**  
 IT Technician - \$18.00 per hr  
 Sub Nurse - \$168 per day  
 Gen Ed Assoc @ NE - \$11.66 per hr  
 Media Specialist @ MS - \$11.66 per hr  
 Building Secretary @ West 10.5 months - \$14.72 per hr  
 Bus Drivers (Training & Initial License Paid) - (2 hr. min) \$45/route after probationary period  
 Sub Bus Drivers - (2 hr. min) \$45 per route  
 Suburban Driver - (2 hr min) \$43 per route  
 Sub Suburban Driver - (2 hr min) \$43 per route  
 Bus Assoc - (1:1) AM & PM Routes - \$13.86 per hr  
 Bus Assoc - \$13.86 per hr  
 Sub Bus Assoc - \$13.86 per hr  
 Building Custodian - \$13.17 per hr  
 Sub Building Custodian - \$13.17 per hr  
 Food Service Workers - \$12.16 per hr  
 Assistant Kitchen Manager - \$12.91 per hr  
 Sub Food Service Workers - \$11.16 per hr  
 Sped Assoc - PreK Level 2/3 - \$12.81 per hr (A.M. only)  
 Sped Assoc - Level 1 @ HS - \$11.66 per hr  
 Sped Assoc - Level 2/3 @ NE & West - \$12.81 per hr  
 Sped Assoc 1:1 - Level 2/3 @ West - \$12.81 per hr  
 Homebound Sped Assoc 1:1 - Level 2/3 @ students residence - \$12.81 per hr  
 Child Care Assoc @ Kid's Place - \$10.82 per hr  
 1's Lead Teacher @ Kids Place - \$12.12 per hr  
 4's Lead Teacher @ Kids Place - \$12.12 per hr  
 School Age Lead Teacher @ Kids Place - \$12.12 per hr  
 Head HS Softball Coach (22-23SY) - \$5,985  
 Head HS Girls Tennis Coach (22-23 SY) - \$4,560  
 Assistant HS Baseball Coach (22-23 SY) - \$3,990  
 Assistant HS Girls Track Coach (22-23 SY) - \$2,280  
 Middle School Assistant Wrestling Coach (22-23 SY) - \$2,280  
 Assistant 8th Gr Football Coach (22-23 SY) - \$2,280  
 Head 7th Gr Volleyball Coach (22-23 SY) - \$3,135  
 Assistant 7th Gr Volleyball Coach (22-23 SY) - \$2,280  
 Debate/ Mock Trial HS Sponsor (22-23 SY) - \$1,425  
 Accompanist - HS Fall Concert (22-23 SY) - \$570  
 Accompanist - MS Fall Concert (22-23 SY) - \$570  
 Accompanist - HS Winter Concert (22-23 SY) - \$570  
 Accompanist - HS Spring Concert (22-23 SY) - \$570  
 Accompanist - MS Spring Concert (22-23 SY) - \$570  
 Accompanist - Solo Ensemble (22-23 SY) - \$855  
 Accompanist - Large Group Contest (22-23 SY) - \$258  
 Accompanist - Jazz Choir (22-23 SY) - \$855  
 To apply please complete the on-line application at [www.glenwoodschoools.org](http://www.glenwoodschoools.org)

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**Dan Bullington BROKER 712-621-4999**  
**712-623-9000**  
**Danny Robertson AGENT 712-621-2772**  
  
**1007 N 4th St - Red Oak 2 BR 1 BA - \$67,000**  
**2789 Quail Dr - Stanton 2 BR 1 BA - \$119,900**  
**1600 N 8th St - Red Oak 3 BR 1 1/2 BA - \$125,000**  
**1811 Crestline - Red Oak 3 BR 1 1/2 BA - \$169,900**  
**PRIME LOCATION! .39 ACRE LOT 103 W Linden Street Red Oak Pole Shed ~ RV Port**  
**2100 Woodfield - Red Oak 3 BR 1 1/2 BA - \$235,000**  
**YourRealEstateChoice.com**  
 1110 N. Broadway ~ Red Oak, IA 51566

**FARM EQPT & PERSONAL PROPERTY ESTATE AUCTION**  
**SATURDAY, NOVEMBER 5 @ 10 AM**  
 Location of Auction: AL HUGHES AUCTION FACILITY, 21929 S 221ST, PJ/GLENWOOD 51534  
 Directions: 1 mile South of the Glenwood exit off Hwy 34  
  
**TRACTORS**  
 1978 JOHN DEERE 4440 - SN: 002821R, 7461 HRS, 1 OWNER, 2 OUTLETS, QUAD RANGE, 10 FRONT WEIGHTS, AC PROBLEMS, FIRESTONE TIRES AT 70%  
 1946 FARMALL A - SN: FA4176098 - W/ WOODS 159 BELLY MOWER  
 1960 JOHN DEERE 430T - SN: 430T156403, NARROW FRONT, GOOD RUBBER, GOOD TIN  
 1952 FORD 8N - SN: 8N453245, GOOD TIN, PAINT & TIRES  
**FARM EQPT**  
 12" KRAUSE DISC W/ CYLINDER  
 3-PT GNUSE BUCKET W/ BALE STABBER  
**MISCELLANEOUS**  
 SADDLE RACK FOR HORSE TRAILER  
 MANY TRAILER TIRES W/ RIMS  
 15 PALLETS OF FLOOR TILE  
 METAL CABINETS  
 GRILL SIZE PROPANE TANKS  
 WOOD SHELVING  
 (17) 36" METAL SLAB DOORS  
**TRACTORS**  
 2013 H&H 7' X 16' TRAILER - TANDM AXLE, BLACK W/ RAMP, 2" BALL  
 2012 H&H 5' X 8' TRAILER (INACCURATE)  
 - ALUMINUM UTILITY, SINGLE AXLE, W/ RAMP  
 2013 H&H 5' 6" X 10' TRAILER - SINGLE AXLE, W/ RAMP  
**WELDERS**  
 MILLER Matic 230 W/ TANK  
 CENTURY PROFESSIONAL WIRE WELDER 130  
 LINCOLN ARC WELDER  
**MISC. TOOLS**  
 HOOK CABLES  
 OXYACETYLENE TORCH SET  
 SKILSAW CHOP SAW  
 BULK BIN OF NUTS/ SCREWS  
 MANY TRAILER JACKS  
 BUCKET OF HAMMERS  
 MILK CRATE OF FITCH PINS  
 FLAT FULL OF TRAILER HITCHES  
 15" CRAFTSMAN 1 HP DRILL PRESS  
 12" COMPOUND SLIDE MITER SAW  
 4.5" METAL CUTTING BAND SAW  
 EX-CALIBER 3-TON MOTOR HOIST  
 MASTERFORCE CHOP SAW (NEWER)  
**TRACTORS**  
 2002 JOHN DEERE X485 62" W/ FRONT GRILL GUARD, SHOWING 88 HOURS (INACCURATE). VERY CLEAN, V-VALVE  
 KAWASAKI ENGINE  
 2019 JOHN DEERE X394 - 4 WHEEL STEER, 48", 22HP, RIDING MOWER, 52.6 HRS, EXTREMELY CLEAN  
**JOHN DEERE 318 -** MOVING DECK, AUX HYD.  
**TOY TRACTORS**  
 DEERE MODEL 520 TRACTOR  
 DEERE 8020 DIESEL TRACTOR 1/43 SCALE  
 "BIG ORANGE" MINI BY PACESETTER  
 "BIG BLUE" MINI BY PACESETTER  
 2005 ERTL 60TH ANNIVERSARY MODEL 140  
 ERTL 40TH ANNIVERSARY COMMEMORATIVE TRACTOR "A"  
 PRECISION CLASSICS MODEL 5030 TRACTOR  
 JOHN DEERE 8400T  
 PRECISION KEY SERIES #9 2510 TRACTOR W/ MOWER  
 1997 JOHN DEERE MOTORSPORTS RACE CAR  
 JOHN DEERE MFWD ROW CRIP TRACTOR  
 1934 JOHN DEERE MODEL A TRACTOR  
**LAWN/GARDEN**  
 HOTSY GAS-POWERED PRESSURE WASHER W/ BURNER AND HONDA 11HP GX340 YARD MACHINE REAR TIRE TILLER  
 PULL-TYPE YARD SPRAYER  
 SNOW BLOWERS  
**TOY TRACTORS**  
 1/16 SCALE JD 630 TRACTOR  
 1/16 SCALE JD 4955 TRACTOR  
 1/16 SCALE JD 7800 IN BOX  
 1/16 SCALE JD 8760 IN BOX  
 1934 JOHN DEERE MODEL A TRACTOR - 50TH ANNIVERSARY COMMEMORATIVE EDITION  
 "CASE" MINI BY PACESETTER  
 THE "GREEN MACHINE" MINI BY PACESETTER  
 THE "GREEN MACHINE" 4WD MINI BY PACESETTER  
 2007 JOHN DEERE "D" DIE CAST REPLIC  
 JOHN DEERE 8650 4WD TRACTOR  
 MODEL 70 DIESEL TRACTOR PRECISION CLASSICS  
 STEEL PIONEER SOUND MACHINE SEMI  
 THE "M.E." MINI BY PACESETTER  
**TOY TRACTORS**  
 JOHN DEERE 1920S GAS PUMP, AND 1912 FORD MODEL T DELIVERY CAR  
 PRESTIGE COLLECTION JD 4010 W/ 46A LOADER  
 JD 3020 TRACTOR W/ 48 LOADER PRECISION KEY SERIES  
 PRECISION CLASSIC THE MODEL 8020 TRACTOR  
 THE PANTHER 4WD BY PACESETTER  
 DEERE MEGA WHEELS TRACTOR  
 "BIG RED" MINI BY PACESETTER  
 LIMITED EDITION DEERE 4520 TRACTOR  
 JOHN DEERE MODEL E ENGINE  
 DEERE THE MODEL 720 TRACTOR W/ 80" BLADE AND 45 LOADER  
 (3) DEERE LIMITED EDITION 4320 TRACTOR W/ CAB  
 POWERHOUSE FARM SERIES ANTIQUE PUMP JACK  
 JD 730 DIESEL TRACTOR  
 DEERE 214T  
 JOHN DEERE ROAD GRADER  
 "BIG RED 2+2" 4WD BY PACESETTER  
**AUCTIONEER'S NOTE:** This is a really nice estate auction. Long time Mills County residents that have a great reputation of taking care of what they own. The John Deere 4440 tractor will sell at 12:30 pm. This auction will not disappoint!

**SELLERS: BOB BURGAIN ESTATE, TODD WRIGHT ESTATE, & JOHN BABBS ESTATE**  
**AL HUGHES - AUCTIONEER 402-672-3621**  
**MIKE RANDERIS - FACILITY MGR 402-680-8327**  
**OFFICE - 712-527-3114**  
**WWW.ALHUGHESAUCTION.COM**  
 TERMS: All forms of payment must be confirmed prior to equipment removal. Checks day of sale must be accompanied by a bank letter of credit. All equipment will be sold "as is, where is" condition. Announcements day of sale will take precedence over all printed advertising. Not responsible for accidents.

**SINCE 1855 NP Dodge THE POWER TO PERFORM. REAL ESTATE npdodge.com**  
  
**2171 Dike Rd. | Percival IA**  
 32x132 barn, septic, well, led lights and water to barn 2.32 acres \$100,000  
 Cindy Carnes 402-681-9210  
**1406 Washington | Hamburg, IA**  
 3 br/2 bath, 1 car \$110,000  
 Cindy Carnes 402-681-9210  
**111 Pacific Ave. | Audubon Iowa**  
 3 br/1 bath, No garage \$25,000  
 Cindy Carnes 402-681-9210  
**Lot #25 Woodfield**  
 (Lot 26 of an Acre) 50,000  
 City Water & Sewer hook up. Located just 20 min from Offutt AFB & the Omaha metro area!  
 Teresa Hirt 402-960-5903  
**302 Central St. | Essex**  
 2bd 1 ba updates, fresh paint throughout and flat lot \$90,000  
 Teresa Hardy 712-313-0387  
**812 4th St. | Glenwood**  
 3 bedroom, 2 bathroom home features 2 laundry hook ups, 2 kitchens, 2 car attached garage and a detached garage. \$230,000  
 Robin Phillips 402-290-3050  
**601 & 605 Howland, Emerson**  
 Lots in Emerson: \$30,000 together. No splitting  
 Cindy Carnes 402-681-9210  
**50640 221st St. | Council Bluffs**  
 Breathtaking Views from this 2 Story home 4,000 sq-ft, 3+ BD, 3.5+ BA, 3 fireplaces, enjoy the Covered Deck, Patio, Gazebo with family & friends... 40' X 90' Shop is Heated & A/C. Located just 20 minutes from Offutt AFB and the Omaha Metro Area \$799,000  
 Teresa Hirt 402-960-5903  
**428 1st Street | Glenwood | 712-527-5008**  
**CINDY CARNES 402-681-9210**  
 ccarnes@npdodge.com  
**JEFF GOOS 402-677-4814**  
 jgoos@npdodge.com  
**NATASHA GARCIA 712-355-2567**  
 natashagarcia@npdodge.com  
**JUAN GARCIA 402-670-6834**  
 juangarcia@npdodge.com  
**ED CAMBRIDGE 402-680-0362**  
 ecambridge@npdodge.com  
**TERESA HIRT 402-960-5903**  
 thirt@npdodge.com  
**TERESA HARDY 712-313-0387**  
 thardy@npdodge.com  
**DOUG SCHLEGELMILCH 402-706-2330**  
 dschlegelmilch@npdodge.com  
**MICHAELA ALDRIDGE 712-355-8013**  
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 rphillips@npdodge.com

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**JIM HUGHES REAL ESTATE**  
 410 S. LOCUST ST, GLENWOOD | 712-527-3114  
**WWW.JIMHUGHESREALESTATE.COM**



*Serving Iowa, Nebraska, & Missouri*



**JUST LISTED!**  
  
 5.45 Acres | 50x80 Bldg w Concrete Floor  
**66056 US Hwy 275, Malvern, IA**  
 3 Bed | 3 Bath | \$525,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 Completely Renovated | New Appliances  
**409 North Grove St, Glenwood, IA**  
 3 Bed | 2.5 Bath | \$235,000  
 Tina Stouder 402-306-4317

**JUST LISTED!**  
  
 2.75 Acres | Fremont-Mills School District  
**27114 Noyes Ave, Glenwood, IA**  
 4+ Bed | 1 Bath | \$525,000  
 Mark Sneed 712-527-0475

**JUST LISTED!**  
  
 New Construction in Maplewood Circle  
**114 Maplewood Circle, Glenwood, IA**  
 3 Bed | 2 Bath | \$298,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 New Construction in Maplewood Circle  
**115 Maplewood Circle, Glenwood, IA**  
 3 Bed | 2 Bath | \$340,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 Acreage Building Lot | Timber & Wildlife  
**11450 Dumfries Ave., Council Bluffs**  
 19 Acres | \$300,000  
 David Hughes 402-670-8807

**JUST LISTED!**  
  
 New Construction in Maplewood Circle  
**112 Maplewood Circle, Glenwood, IA**  
 3 Bed | 2 Bath | \$298,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 New Construction in Maplewood Circle  
**120 Maplewood Circle, Glenwood, IA**  
 3 Bed | 1 Bath | \$259,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 New Construction in Oak Ridge Park  
**717 Oak Ridge Dr, Glenwood, IA**  
 3 Bed | 2 Bath | \$438,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 New Construction in Fairview Hills  
**803 Torrey Pines Cir, Malvern, IA**  
 3 Bed | 2 Bath | \$395,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 New Construction in Fairview Hills  
**903 Fairview Hills Dr, Malvern, IA**  
 3 Bed | 2 Bath | \$435,000  
 Jim Hughes 712-520-7300

**JUST LISTED!**  
  
 Acreage Building Lot | No Builder Attached  
**11450 Dumfries Ave., Council Bluffs**  
 3.65 Acres | \$160,000  
 David Hughes 402-670-8807

**JUST LISTED!**  
  
 Updated Primary Suite | Finished Basement  
**1307 Timberlane Ests, Glenwood, IA**  
 2 Bed | 2 Bath | \$275,000  
 Anne M. Steele 402-216-6811

**JUST LISTED!**  
  
 Investment Alert | Sale of Building Only  
**102 S Vine Street, Glenwood, IA**  
 Lot Size 31' x 90' | \$200,000  
 Tina Stouder 402-306-4317

City Water | City Sewer | Natural Gas  
**Woodfield Subdivision, Glenwood**  
 .29 Acres | \$65,000  
 Bob Hughes 402-690-1100

Glenwood School District | Former Orchard  
**Ivory Road, Glenwood, IA**  
 8 Acres | Building Lot | \$300,000  
 Jim Hughes 712-520-7300

City Water | City Sewer | Close to the School  
**407 Jackson Blvd, Tabor, IA**  
 90 x 150 Lot | \$40,000  
 Allan Hughes 402-672-3621

Land with easy access off of I-29 | 2 Ponds  
**Pacific Junction, IA**  
 21.88 Acres | \$475,000  
 Mark Sneed 712-527-0475

SW Corner of Vibrant Town Square  
**104 S Walnut Street, Glenwood**  
 24 x 160 Bare Lot | \$35,000  
 David Hughes 402-670-8807

**JUST LISTED!**  
  
**PENDING!**  
 Acreage Building Lot | Timber & Wildlife  
**11450 Dumfries Ave., Council Bluffs**  
 27.22 Acres | \$275,000  
 David Hughes 402-670-8807

**NEW PRICE**  
  
 4.82 Acres | Timber & Wildlife Galore  
**55211 195th St, Pacific Junction, IA**  
 3 Bed | 2 Bath | \$249,000  
 David Hughes 402-670-8807

**NEW PRICE**  
  
 Huge 2 Car Garage | Amazing Location  
**204 E 6th Street, Malvern**  
 3 Bed | 3 Bath | \$239,900  
 Megan Kendrick 712-310-1235

**PENDING!**  
  
 Glenwood School District | 30x50 Shed  
**19825 Mayfield Cir, Pacific Junction, IA**  
 ACREAGE | 3 Bed | 3 Bath | \$405,000  
 Tina Stouder 402-306-4317

Brand New Construction Townhome  
**726 Oak Ridge Drive, Glenwood, IA**  
 2 Bed | 2 Bath | \$339,500  
 Jim Hughes 712-520-7300

Open Concept Main Floor | Custom Cabinets  
**62504 250th Street, Glenwood, IA**  
 2+ Acres | 4 Bed | 2 Bath | \$482,500  
 Anne M. Steele 402-216-6811

Fix-up the Old PJ School Building  
**301 5th Street, Pacific Junction**  
 4 Bath Areas | 120 x 270 Lot | \$107,500  
 Jim Hughes 712-520-7300

6.92 Acres | 2 Car Detached Garage  
**23312 Gaston Ave, Glenwood, IA**  
 3 Bed | 2 Bath | \$330,000  
 Bob Hughes 402-690-1100

Home | 3 Buildings | 4 Grain Bins | 5+ Acres  
**33297 Brothers Ave, Silver City, IA**  
 Acreage | Walk-out Basement | \$550,000  
 David Hughes 402-670-8807

Enjoy all Malvern has to offer!  
**908 Wabash Trace, Malvern, IA**  
 1 Acre Lot | \$195,000  
 Megan Kendrick 712-310-1235

**HOMES UNDER \$100,000**

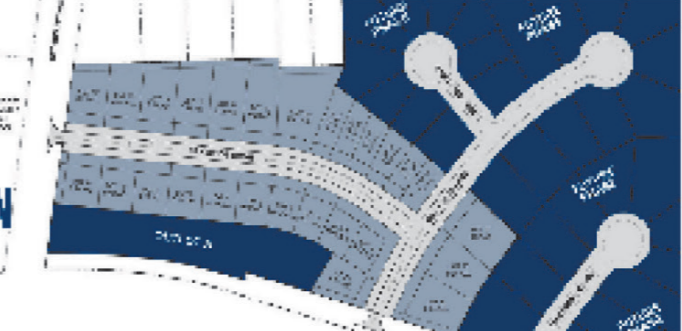
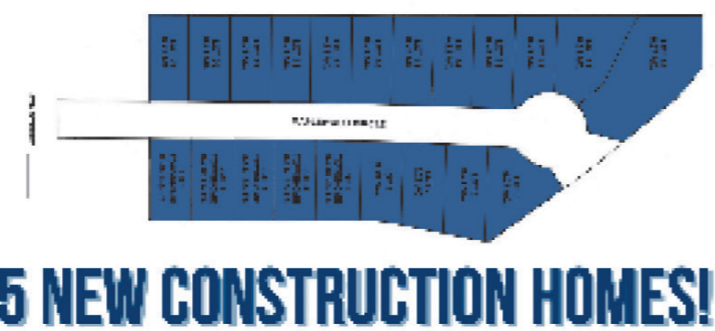
**JUST LISTED!**  
  
 Cozy Bungalow | 2 Car Attached  
**316 E Thomas Ave, Shenandoah, IA**  
 3 Bed | 1 Bath | \$65,000  
 Julie O'Hara 712-215-1506

**JUST LISTED!**  
  
 Prime Location | Newer Roof | Corner Lot  
**1000 S. Center St, Shenandoah, IA**  
 2 Bed | 1 Bath | \$85,000  
 Amy Zwickel 712-246-9107

Picture Perfect Home | Nice Sized Yard  
**404 E Thomas Ave, Shenandoah, IA**  
 2 Bed | 1 Bath | \$69,900  
 Amy Zwickel 712-246-9107

Great Curb Appeal | Unfinished Basement  
**406 E Thomas Ave, Shenandoah, IA**  
 2 Bed | 1 Bath | \$55,900  
 Amy Zwickel 712-246-9107

Spacious Home | Perfect Fixer-Upper  
**601 Maple Street, Shenandoah, IA**  
 4 Bed | 4 Bath | \$66,000  
 Amy Zwickel 712-246-9107



**CALL OR TEXT ANY OF OUR AGENTS TO GET STARTED TODAY:**

ALLAN HUGHES	402-672-3621	JIM HUGHES	712-520-7300	JEN D HUGHES	402-616-4504	ANNE M STEELE	402-216-6811
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