# CALHOUN COUNTY COURTHOUSE

**Speeding:** 

Daniel Lee Castillo, San Antonio, TX; Hannah Lynee Payne, Rockwell City; Jacob Michael Reekers, Rockwell City; William Melvin Saba, Baynton Beach, FL; Crystal Marie Rice, Scranton; Tristin Drew Irvin, Pine Bluff, AR; Yousden Peter, Storm Lake; Ahmednasir Woldeab Gebreab, Des Moines; Tony Robert Newman, Barnum; Anna Marie Flyr, Urbandale; Timmy Allen Rackow, Monroe, WI.

**Registration Violation:** Stephen Michael Schoon, Rockwell City. Dark Window or Windshield:

Justin Carter Leach,

**Open Container - Driver:** Katherine Sue Whitehill,

Manson. **Safety Belts:** 

Kevin T. Kim, Center Valley, PA.

Failure to Comply with Safety Regulations and

Kevin T. Kim, Center Valley, PA. **CMV - Violation of Trip** 

**Permits:** Daniel Paul Waldner,

Doland, SD. PROBATE:

# JIMMY D FERGASON

THE IOWA DISTRICT COURT IN AND FOR CALHOUN COUNTY NOTICE OF PROBATE OF WILL OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS

IN THE MATTER OF THE ESTATE OF JIMMY D FERGASON Deceased PROBATE NO. ESPR502652

To all persons interested in the Estate of Jimmy D Fergason, Deceased, who died on or about Sept. You are hereby notified that on the

25th day of October 2023, the Last Will and Testament of Jimmy D Fergason, Deceased, bearing the date of Sept. 17, 2019, was admitted to Probate in the above-named Court and that on Oct. 25, 2023, Keith Lampe was appointed Executor of the Estate. Any action to set aside the Will must be brought in the District Court of said County within the later to occur of four months from the date of the second publication of this Notice or one month from the date of mailing of this Notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be forever barred. Notice is further 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 later to occur of four months from the second publication of this notice or one month from the date of mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred. Dated this 25th day of October

Keith Lampe 514 W Madison Lake City, Iowa 51449 Executor of Estate Mary M Lauver Attorney for Executor 107 West Main P. O. Box 133 Lake City, IA 51449 Date of second publication: November 8, 2023

Published in The Graphic-Advocate on November 1, and 8, 2023

**Magistrate/District Court Judgements:** 

State of Iowa vs. Ahmed Mohamed Omar, Sioux City, speeding, \$55.00.

State of Iowa vs. Oluwaseun Omodusolu, Brownsburg, IN, Speeding,

State of Iowa vs. Jill Marie Reeves, Manson, Failure to obey traffic control device, \$202.50.

State of Iowa vs. Cierra Elizabeth Hickingbottom, Pocahontas, Registration violation, \$45.00

State of Iowa vs. Austin Anthony Johnson, Manson, Failure to carry registration card, \$45.00; Failure to provide proof of financial liability, \$487.50.

State of Iowa vs. Michael James Graves, Fort Dodge, No valid drivers license, \$390.00.

State of Iowa vs. Kaurav Deep Singh Randhawa, Storm Lake, Speeding, \$82.50.

State of Iowa vs. Sean Matthew Dole, Van Meter, Dark window or windshield, \$105.00.

**Civil Court Judgements:** 

Calhoun County ECA vs. Jennifer Simmons, Calendar, \$2,337.14 judgement with interest & court costs.

**Quit Claim Deed:** 

## PROBATE: **CRAIG S. ROCK**

THE IOWA DISTRICT COURT FOR CALHOUN COUNTY IN THE MATTER OF THE ESTATE OF CRAIG S. ROCK, DECEASED CASE NO. ESPR 502650 NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF **EXECUTOR, AND NOTICE** 

TO CREDITORS To All Persons Interested in the Estate of Craig S. Rock, Deceased, who died on or about Oct. 14, 2023: You are hereby notified that on Oct. 17, 2023, the Last Will and Testament of Craig S. Rock, deceased, bearing date of Sept. 27, 2023, was admitted to probate in the above named court and that Colin King was appointed Executor of the es tate. Any action to set aside the will must be brought in the district court of said county within the later to occur of four months from the date of the second publication of this notice from the date of mai ing of this notice to all heirs of the decedent and devisees under the will whose identities are reasonably ascertainable, or thereafter be for-

Notice is further 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 later to occur of four months from the date of the second publication of this notice or one month from the date of mailing of this notice (unless otherwise allowed or paid) a claim is thereafter forever barred. Dated Oct. 17, 2023.

Executor of Estate 500 North Hancock Lake City, IA 51449 Jake Thompson ICIS#: AT0012001 Attorney for Executor Thompson Law Firm, PLC 423 Court Street P.O. Box 266 Rockwell City, IA 50579 Date of second publication November 8, 2023

Colin King

Published in The Graphic-Advocate on November 1, and 8, 2023

John D. Junkman to Jane D. Junkman, Lot 17 Ex. 140' x 60' Tr., Block 26, 8th Addition, Manson. No Rev.

Roger Holtorf and Debra Holtorf to Roger Holtorf and Debra Holtorf, South 60 Ac. Ex. Tr., W1/2 SW1/4, Section 04-89-33. **Trustee's Deed:** 

Elaine Ridgely Trustee and Ridgely Family Trust to Elaine Ridgely Trustee, Elaine K. Ridgely Revocable Trust and Elaine K. Ridgely Revocable Trustee, 1.49 Ac. Tr., Parcel B, NE1/4 SE1/4, Section 01-87-33. No Rev.

# **Warranty Deed:**

Roy Wayne Bridwell Estate and Melanie Ann Klaassen Executor to Michael Klaassen and Melanie Klaassen, Lots 8, 9 & 10, Block 10, Moody & Davy's Addition, Pomeroy. Rev. \$74.40.

Axis Holdings LLC and Tyler Spaans to Cayuga Street LLC, Lots 1-4, Block 18, Lots 1-3, Block 17, Lot 14, Block 17, North 1/2 Lot 4, Block 17, and North 1/2 Lot 13, Block 17, Moody & Davy's Addition, Pomeroy. No Rev.

James G. Willett and Barbara C. Willett to Daniel R. Wilson Trustee, Sandra L. Wilson Trustee, Daniel R. Wilson and Sandra L. Wilson Living Trust, Daniel R. Wilson Trust and Sandra L. Wilson Trust, Lots 43-45, Block 2, 2nd Sandy Point Addition, Section 33-89-32. Rev. \$959.20.

Elizabeth Kephart and Kenneth Kephart to Elizabeth Kephart Trustee, Elizabeth Kephart Revocable Trust and Elizabeth Kephart Revocable Trustee, SE1/4, Section 32-89-34. No Rev.

Amber N. Schulze, Amber N. Holm and

Amber N. Snyder to Austin Dumdei, Lot 1 and West 12.5' Lot 2, Block 2, Resub of OL, Lake City. Rev. \$157.60

Rodney C. Fechter to Danielle Horton, Lots 6 & 7, Original Town, Rinard. Rev. \$3.20

Rodney C. Fechter to Danielle Horton, Lots 6 & 7, Block 6, Original Town, Rinard. No Rev.

## Mortgage:

Daniel R. Wilson Trustee, Sandra L. Wilson Trustee, Daniel R. Wilson and Sandra L. Wilson Living Trust, Daniel R. Wilson Trust and Sandra L. Wilson Trust to Security Savings Bank, Lots 43-45, Block 2, 2nd Sandy Point Addition, Section 33-89-32.

Landus Cooperative to CoBank ACB, 128' x 138' Tr., SW1/4 NE1/4, Section 12-86-31.

Landus Cooperative to CoBank ACB, .25 Ac. Tr., Railroad ROW, Section 34-89-33; and Former Railroad ROW, SE1/4 SE1/4, Section 34-89-33.

Landus Cooperative to CoBank ACB, Block 3 & Vac. Streets, Lots 1-3 & Tr., Block 4, and Lots 4-6 & Tr., Block 4, Original Town,

Landus Cooperative to CoBank ACB, 1.52 Ac. Tr., Lot H, NW1/4 SW1/4, Section 29-87-34.

Austin Dumdei to Land Home Financial Services Inc. and Mortgage Electronic Registration Systems inc. (MERS), Lot 1 and West 12.5' Lot 2, Block 2, Resub of OL, Lake City.

Austin Dumdei to Iowa Finance Authority, Lot 1 and West 12.5' Lot 2, Block 2, Resub of OL, Lake City. The Lot LLC to

Commercial Savings Bank, 2.30 Ac. Tr., Govt. Lot 7, Pt. Govt. Lot 6, Section 01-

Jody Dean Eisentrager and Dani Lynn Eisentrager to First Bank, Lots 5-7, Block 3, Brownlee's 2nd Addition, Section 33-89-32.

Anthony F. Evans to Rocket Mortgage LLC and Mortgage Electronic Registration Systems Inc. (MERS), N1/2 NW1/4 Block 2, Sifford's 1st Addition, Lake City.

## Mortgage Release:

Ohnward Bank & Trust to Jennifer E. Berst, Lot 33 and North 1/2 Lot 32, Block 1, Brownlee's 3rd Addition, Section 33-89-32.

US Bank National Association, Bear Stearns **Asset Backed Securities** Trust Select Portfolio Servicing Inc., Aames **Funding Corporation** and Aames Home Loan to Charles R. Long and Stephanie J. Long, Block 33 & Tr. North of Railroad, 4th Addition, Pomeroy; and Tr. North of Railroad ROW, SE1/4 NW1/4, Section 01-89-33.

Iowa Bankers Mortgage Corporation to Larry E. Snow and Dianna M. Snow, Lot 5, Block 29, Maplewood Addition, Manson.

Dubuque Bank and Trust Company to Andrew J. Longnecker and Annalissa M. Longnecker, 300' x 120' Tr. Ex. Tr., S1/2 SE1/4, Section 08-89-31.

Heartland Bank to Alan E. Urelius and June E. Urelius, NW1/4 SW1/4, Section 22-86-31; SW1/4 SW1/4 Ex. Tr., 480'x480', Section 22-86-31; E1/2 SW1/4, Section 09-86-31; W1/2 NW1/4, Section 33-86-31; E1/2 NW1/4, Section 10-86-31; E1/2 SE1/4 Ex. 4.00 Acres, Section 32-87-31.

Heartland Bank to Steven B. Niehaus and

Barbara J. Neihaus, Lot A, NE1/4 NW1/4, Section 12-89-34.

# **Plat of Survey:**

Jeffrey M. Krueger and Krueger Surveying PC to Elaine Ridgely Trust and Elaine Ridgely Revocable Trust, 1.49 Ac. Tr., 253 x 256', Parcel B, NE1/4 SE1/4, Section 01-87-33.

Snyder & Associates Inc. and Brian Foltz to City of Manson, Daniel S. Fitzsenry and Kellie J. Taylor, Lots 1 & 2, Block 2, Braginton's 1st Addition, Manson.

Jeffrey M. Krueger and Krueger Surveying PC to Zierke Farms LLC, 79.69 Ac., E1/2 NW1/4, Section 22-88-31; 80.79 Ac. Tr., Parcel C, W1/2, Section 22-88-31; and 30.65 Ac. Tr., Parcel D, W1/2, Section 22-88-31.

Krueger Surveying PC and Jeffrey M. Krueger to Glenn Wuebker, David Drennan and Karen Brennan, 5.73 Ac. Tr., Parcel A, E1/2 SW1/4, Section 05-87-32.

# **Corner Certificate:**

Krueger Surveying PC and Jeffrey M. Krueger to The Public, W1/4 Corner, Section 22-88-31; and Northeast Corner, NW1/4 NW1/4, Section 22-88-31.

Krueger Surveying PC and Jeffrey M. Krueger to The Public, Northeast Corner, NW1/4 SW1/4, Section 22-88-31; and Southeast Corner, NW1/4 SW1/4, Section 22-88-31. **Affidavit:** 

Elaine K. Ridgely Trustee to Ridgely Family Trust, Elaine Ridgely Trustee, Charles K. Ridgely Revocable Trust and Charles K. Ridgely Revocable Trustee, 1.49 Ac. Tr., Parcel B, NE1/4 SE1/4, Section 01-87-33.

Elaine Ridgely Trustee, Elaine K. Ridgely Revocable Trust and Elaine K. RIdgely Revocable Trustee to Elaine Ridgely Trustee and Ridgely Family Trust, 1.49 Ac. Tr., Parcel B, NE1/4 SE1/4, Section 01-87-33

Jeffrey Kondrath to Jeffery Kondrath and Ginger Kondrath, .24 Ac. Tr., Lot 24, Gidel's Addition, SE1/4, Section 32-89-32.

Sandra K. Sage to Sandra K. Sage, .25 Ac. Tr., Lot 13, Gidel's Addition, SE1/4, Section 32-89-32.

Patricia Johnston and Arthur H. Mally Life Estate to Patricia Johnston, Lots 3-8, Block 5, Moody & Davy's Addition, Woodlawn

#### Park, Lake City. **State Tax Lien:**

Iowa Workforce Development to Stephanie

**PROCEEDINGS:** 

**Board of Supervisors Calhoun County Courthouse** Rockwell City, Iowa Tuesday, Oct. 17, 2023

The Board of Supervisors of Calhoun County met with the following members present: Jacobs, Becker and Legore. Bruce Musgrave, EMS Director

was present. Everyone present stood and said

the Pledge of Allegiance. Agenda additions: There were no changes or additions to the agenda. Motion by Becker seconded by Legore to approve the agenda as is

with no additions or changes. Ayes all. Motion carried. The minutes of the last meeting were read. It was moved by Legore and seconded by Becker to approve the minutes. Aves all. Motion

Public comments: No one from the Public was present for public comments.

Motion by Legore seconded by Becker to approve drainage work orders C-12, C-13 and C-14 as presented. Ayes all. Motion carried. Ben Smith, Sac/Calhoun County Attorney entered the meeting.

Nick Buse, Calhoun/Sac County

presented updates. Mike Moeller, Assistant to and Flood Plain Administrator was also present. Nick presented 2023 Bridge Inspections and Rating, a deficient Bridge Notification from Calhoun-Burns & Associates. Michelle Carlson, Family Crisis

Center presented the annual report and requested \$4,000 funding for Renee Stauter, BreAnne Melody

and Caitlyn Gottschalk with Mid lowa Insurance presented the rates for Insurance Renewal, B.I. Musselman, Maintenance Superintendent Dewey Snyder, were also present for the discussion. Bruce Musgrave, EMS Director presented the EMS department

should have a 5-tier job classification which would include EMR and the pay scales should reflect that. Department Head Authority and responsibilities was discussed as to what needs to come before the Board. Ben Smith, Sac/Calhoun County Attorney advised the Board of Supervisors that hiring/termination decisions are for the elected of ficials/department heads to make, not the Board of Supervisors. The exception to this being when hiring an individual will cause the office's department's budget to increase. That it is probably best practice for

elected officials/department heads to introduce new hires to the Board of Supervisors, as well as advise them of resignations/terminations Kristi Johnson, HR Director was also present for this discussion. Theresa Hildreth, Calhoun County Economic Development Director presented upcoming meetings on Oct. 31 Roadshow Stops, Nov. 16 Luncheon with your Legislators, and Nov. 17 Economic Development Strategic Planning. There was discussion on if all 3 would attend the meetings as we typically post a notice stating 2 or more Supervisors may be in attendance. Ben advised the Board a notice does not need to be published that 2 or more may be in attendance as long as they are not deliberating. Motion by Legore seconded by Becker to adjourn until Tuesday, Oct. 24, 2023 at 9 a.m. for their next

all. Motion carried. Scott Jacobs, Chairman Scott Becker, Vice Chairman Carl Legore, Member Robin D. Batz, County Auditor

regularly scheduled meeting. Ayes

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# **PUBLIC NOTICE:** SOUTH CENTRAL CALHOUN • CLAIMS

#### **SOUTH CENTRAL CALHOUN CSD LIST OF BILLS** OCT. 16, 2023 .Description **GENERAL FUND**

1000bulbs.com	
Custodial Sup288.1	5
AE DairyInstr. Sup87.02	
Ahlers & Cooney	
Legal Serv53.00	0
AmazonInstr. Sup2,434.82	2
Amer. Heart Assoc	
PR Books54.17	
Amplify Instr. Sup1,725.00	'n
Assessment Resource Ctr	
Instr. Sup88.80	
Birks, DavidMowing1,410.00	
Blair, ErinMileage58.56	
Brain Pop JrInstr. Sup302.50	
Bush, KatieMileage141.44	+
Calhoun Co. Reminder	
Ads304.00	
Calvert Homeschool	
Instr Sup399.92	2
Carlson Auto	
Repair Parts1,623.68	3
Carroll CSD	
Swimming Fees100.00	
Carroll RefuseGarbage991.50	J
Cent. IA Distr	
Custodial Sup5,101.00	J
Cent. IA Water	
Custodial Sup325.00	C
City of LC Utilities1,420.92	2
City of RC Utilities1,344.60	
Claim Aid Medicaid Fees127.36	
	-

Latin Prep Resources	711	.00 .00 .42 .26 .00  .95 .51 .87 .59 .20 .29 .00  .56 .11 .85 .80 .80 .80 .80 .80 .80 .80 .80 .80 .80

	ALHOUN • CLAI	IVIO
	Instr. Sup.	
	School Bus Sales	,412.71
	School SpecialtyInstr. Sup	.345.00
	Screw-It-Again Custodial Sup	69.88
	Simply Charlotte Mason Instr. Sup	28.15
	StaplesInstr. Sup Start 2 SewInstr. Sup	.238.14
	Stratus Video  Translation Serv  SU Ins. Co Copier Repair.	4.15
	Teachers Pay Teachers Instr. Sup	
	Turnitin, Instr. Sup2 UnityPoint	,100.00
	Driver Drug TestsWalmartNurse/Trans Sup	.200.00 149.76
	Weiss, Elizabeth Mileage Welander, Sheila Mileage.	.175.54
	Your Fleetcard Fuel General Fund Total: 112	,862.41
MANAGEMENT FUND  IA Workforce Devel		
	Unempl. Wages	.835.61
	SCC CSD	

rour ricotoarar acr			
General Fund Total:	112,862.41		
MANAGEMENT FUND			
A Workforce Devel			
Jnempl. Wages	835.61		
SCC CSD			
Vehicle Deductible	1,000.00		
Mgmt. Fund Total	1,835.61		
SAVE FUND			
Amazon Shades	5,090.61		
Carroll Control Sys			
HVAC Updates	22,140.00		
GraingerRamp	1,526.27		

Marco Inc... Copier Lease....912.69

ruq.com recir Software 1,273.00
Schools InDesks6,127.49
Texthelp Inc Software 1,587.60
Three Trees Data
Tech Serv8,960.00
SAVE Fund Total:52,619.60
PPEL FUND
O'HalloranBus Repair7,864.33
PPEL Fund Total7,864.33
NUTRITION FUND
AE Dairy Grocery4,931.92
Bimbo Bakeries Grocery 1,638.60
Brown, Michelle Mileage 35.36

MNW CSD......Rent......5,000.00

2. cirii, imenene iii iimeage iiieeiee			
Decker EquipRepair317.00			
Drees Pbg. & Htg			
Repair220.00			
HD Supply Facilities Maint			
Repair485.00			
Martin Bros Dist. Grocery 32,112.85			
Rapids Wholesale			
Kitchen Sup3,125.93			
WalmartKitchen Sup76.44			
Nutrition Fund Total:42,943.10			
ACTIVITY FUND			
Aluminum Athl. Equip			
Tent2,000.00			
DMO Lodging/Cup 1 207 21			

Aluminum Atni. Equip
Tent2,000.00
BMO, Lodging/Sup1,287.21
Carlson, Matt Official 200.00
Case, BryanFB Camp Sup253.78
Casey's VB Sup67.96
Fonken, PatFFA Sup140.00
Graphic Edge Resale2,285.03
Hoyka, Spencer Official 140.00
IAAFCCLA
Leadership Conf810.00

ICA FFA 3 Yr. Dues		.00
FB Cheer Dues/Reg	450	.00
IHSMA All-State Entry		
IKM-Manning CSD Entry		
ISDTA State Dance Reg		
Kelly Lumber. FB Cheer Sup		
LC Flowers HC/VB Flowers		
LC Food CtrSup		
LC HardwareHC Class Sup.		
MVAOCOUXC Entry		
OABCIG XC Entry		
PepsiVending		
Phocus Gardens Resale 1	,230	.00
Riddell, JH FB Pads		
SCC Athl. Boosters		
FFA Sup	173	.90
SCC CSD		
Officials/Transfers1	,837	.51
School Specialty HC Sup	60	.77
Simpson College		
Honor Choir Entry		
Staples FFA Sup	35	.96
Stone Printing FFA Sup		
Trophies Plus Awards		
Twin Lakes Conf Dues		
WalmartFFA Sup		
Winterset CSD VB Entry		
Activity Fund Total:15		
Total All Funds:233	,364	.74

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