

PUBLIC NOTICES

PROBATE

DAVID A. SNAKENBERG ESPR038595

THE IOWA DISTRICT COURT FOR KEOKUK COUNTY
IN THE MATTER OF
THE ESTATE OF
DAVID A. SNAKENBERG, Deceased
CASE NO. ESPR038595
NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTORS, AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of David A. Snakenberg, Deceased, who died on or about January 29, 2025:

You are hereby notified that on January 31, 2025, the Last Will and Testament of David A. Snakenberg, deceased, bearing date of May 16, 2003, was admitted to probate in the above-named court and that Kimberly Snakenberg Bywaters and John Snakenberg have been appointed Executors 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 re-

quested 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 February 3, 2025.
Kimberly Snakenberg Bywaters, Co-Executor of Estate
11775 S Fellows St
Apt 4308
Olathe, KS 66061
John Snakenberg, Co-Executor of Estate
622 ½ Church St
Apt 2
Ottumwa, IA 52501
John N. Wehr, ICIS#: 0008299
Attorney for Executors
John N. Wehr, Attorney at Law
116 E Washington
PO Box 245
Sigourney, IA 52591
Date of second publication
February 19, 2025
Probate Code Section 304
Published in The News-Review on February 12 and 19, 2025

NOTICE OF APPOINTMENT

J MATTHEW BROWER ESPR038587

THE IOWA DISTRICT COURT FOR KEOKUK COUNTY
IN THE MATTER OF
THE ESTATE OF
J MATTHEW BROWER, Deceased
CASE NO. ESPR038587
NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of J Matthew Brower, Deceased, who died on or about September 21, 2021: You are hereby notified that on December 23, 2024, 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 later to occur four months from 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 January 8, 2025.
Alicia M. Brower, Administrator of Estate
606 Davis Street
South English, IA 52335
Ellison Ruen, ICIS#: AT0014112
Attorney for the Administrator
Anderson & Houghton, L.L.P.
568 Highway 1 West
IOWA CITY, IA 52246
Date of second publication:
February 19, 2025.
Published in The News-Review on February 12 and 19, 2025

PROBATE

EUGENE T. MAULE ESPR038592

THE IOWA DISTRICT COURT FOR KEOKUK COUNTY
IN THE MATTER OF
THE ESTATE OF
EUGENE T. MAULE, Deceased
CASE NO. ESPR038592
NOTICE OF PROBATE OF WILL, OF APPOINTMENT OF EXECUTOR, AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of Eugene T. Maule, Deceased, who died on or about December 13, 2024:

You are hereby notified that on January 17, 2025, the Last Will and Testament of Eugene T. Maule, deceased, bearing date of April 26, 2023, was admitted to probate in the above named court and that Bonnie L. Schwab 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 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 January 17, 2025.
Bonnie L. Schwab, Executor of Estate
503 5th Ave
Sherrard, IL 61281
Gage G Kensler, ICIS#: AT0013428
Attorney for Executor
Kollmorgen, Schlue & Zahradnik, P.C.
920 12th St
PO Box 283
Belle Plaine, IA 52208
Date of second publication
February 12, 2025
Published in The News-Review on February 5 and 12, 2025

PROBATE

JAMES L. THOMAS ESPR038594

THE IOWA DISTRICT COURT FOR KEOKUK COUNTY
IN THE MATTER OF
THE ESTATE OF
JAMES L. THOMAS, Deceased
CASE NO. ESPR038594
NOTICE OF APPOINTMENT OF ADMINISTRATOR AND NOTICE TO CREDITORS

To All Persons Interested in the Estate of James L. Thomas, Deceased, who died on or about October 31, 2024:

You are hereby notified that on January 23, 2025, 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 later to occur four months from 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 January 24, 2025.
Rebecca M. Thomas, Administrator of the Estate
827 S Main
Sigourney, IA 52591
Broerman, Lindgren & Denny
Maddison A.E. Denny
Attorney for the Administrator
216 South 1st Street
Oskaloosa, IA 52577
Date of second publication
February 12, 2025
Published in The News-Review on February 5 and 12, 2025

PUBLIC NOTICE

Notice of Petition JVJV006006

IN THE IOWA DISTRICT COURT IN AND FOR KEOKUK COUNTY IN THE INTEREST OF
B.L.

Minor Child
Juvenile Cause Nos. JVJV006006
NOTICE

TO: Unknown and/or All Putative Fathers of B.L., born on June 20, 2024 in Ottumwa, Wapello County, Iowa

You are notified that there is now on file in the office of the Clerk of the above Court, a Petition to Terminate Parental Rights in the aboveentitled action. For further details contact the office of the Clerk of Court for Keokuk County, Iowa. The Petitioner is the State of Iowa whose attorney is Keokuk County Attorney Amber L. Thompson and whose address is 101 South Main Street, Sigourney, Iowa 52591, telephone number

(641) 622-3500, facsimile number (641) 622-2688, email: attorney@keokukcounty.iowa.gov.

You are further notified that said Petition has been set down for hearing before the Juvenile Court at the Courthouse in Sigourney, Keokuk County, Iowa, on March 12, 2025, at 9:30 a.m.

Note: You are advised to seek legal advice at once to protect your interest.

If you need assistance to participate in court due to a disability, call the disability coordinator at (641) 684-6502. Persons who are hearing or speech impaired may call Relay Iowa TTY (1-800-735-2942). Disability coordinators cannot provide legal advice.

Published in The News-Review on January 29, and February 5 and 12, 2025

PUBLIC NOTICE

City of North English • Minutes 2.6.2025

CITY OF NORTH ENGLISH CITY COUNCIL PROCEEDINGS
Thursday, February 6th, 2025
6:30 p.m.

- The North English City Council met in regular session at City Hall on Thursday, February 6th, 2024 at 6:30 p.m. (Note: the meeting was changed to Thursday due to inclement weather.) Roll call showed the following present: Mayor Strohmman, Haugland, Garringer, Carter, Custer, and O'Rourke. Also present: City Clerk Heyne and City Employee Knipfer. Lee was absent.

- Haugland, seconded by Custer, made a motion to approve the agenda as presented. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes.

- Waiting for final pay application in regards to the Washington Street project. No action taken.

- Waiting for the audit report. No

action taken.

- Haugland, seconded by Garringer, made a motion to forgive the sewer portion of the utility bill for a commercial property on Main Street that experienced a major leak as well as to cut the water portion in half. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, abstain; Custer, yes; O'Rourke, yes.

- Garringer, seconded by O'Rourke, made a motion to approve Resolution 2025-01: Transfer of Funds with \$150k being moved from the Road Use Project Fund to the General Fund and \$50k being moved from the Road Use Project Fund to the Road Use Fund. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes.

- Strohmman asked for council input as to how to address the habitual offenders regarding nuisance prop-

erties. Bring ideas to the March meeting.

- City Services:

◦ Strohmman shared they are working on Phase II of the walking trail. Hoping to get a grant to get a few benches and a shelter made.

- Haugland, seconded by Garringer, made a motion to set the date for the Property Tax Levy Hearing for the April 2nd meeting night. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes.

- Carter, seconded by Haugland, made a motion to approve Jan. 9th Meeting Minutes. Motion carried with roll call vote as follows: Haugland, yes; Garringer, abs; Carter, yes; Custer, yes; O'Rourke, abs.

- Garringer, seconded by Custer, made a motion to approve the Treasurer's Report. Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes;

Custer, yes; O'Rourke, yes.

- Haugland, seconded by Carter, made a motion to approve February 2025 bills to be paid as indicated on the handout (\$25,405.10). Motion carried with roll call vote as follows: Haugland, yes; Garringer, yes; Carter, yes; Custer, yes; O'Rourke, yes.

- Utility Report was shared; Knipfer indicated a couple leaks had been found.

- Public Comments: None

- Council Communications: Carter asked about a light pole near Freeman Foods. Custer asked if anyone had been down the walking trail since the last storm.

- Meeting adjourned at 6:54 p.m.

- Council entered into the FY26 Budget Workshop.

Tara Heyne, City Clerk/ Treasurer

Published in The News-Review on February 12, 2025

PUBLIC NOTICE

Keokuk Co BOS • Minutes 1.27.2025

KEOKUK COUNTY BOARD PROCEDURES JANUARY 27, 2025

The Keokuk County Board of Supervisors met in regular session, Monday, January 27, 2025, in the Board Room of the Courthouse. Present were: Michael C. Hadley, Daryl Wood, Kevin Weber and Christy Bates, County Auditor.

Wood moved, Weber seconded to approve the agenda. All ayes and motion carried. Casey James, News Review, was present.

Weber moved, Wood seconded to approve the minutes of January 20, 2025, as submitted. All ayes and motion carried.

Met with Engineer McGuire regarding the Keokuk County Highway Department and FY2026 budget request review. McGuire attended the County Engineer Conference in Minnesota last week and felt it was beneficial.

Discussion with Sigourney Mayor Morlan regarding the recycling center was held. Morlan informed only a few city households are utilizing the recycling center and are therefore considering eliminating

the contract due to related expenses. Board consensus indicated the facility would revert back to rural resident use only if there is no contract. Morlan will provide information to the city council. The contract dictates that a 30-day notice is to be provided of any upcoming contract changes.

Wood moved, Weber seconded approval of Keokuk County Bowl Class C retail alcohol license application as submitted. All ayes and motion carried.

Review of Keokuk County Attorney FY2026 budget requests was held with Amber Thompson.

Review of Keokuk County Treasurer FY2026 budget requests was held with Christine Edmundson Long.

Review of Keokuk County Recorder FY2026 budget requests was held. Dawn Goldman was absent due to a family loss.

Review of Keokuk County General Assistance / Veterans Affairs FY2026 budget requests was held with Michelle Herman.

Review of Keokuk County Conservation FY2026 budget requests

was held with Pie Reighard. Stratton Bond was also present.

Review of Keokuk County Public Health/Sanitarian FY2026 budget requests was held.

Review of Keokuk County GIS FY2026 budget requests was held with Drew Sanders.

Review of Keokuk County IT FY2026 budget requests was held with Charles Kent.

Review of Keokuk County Board of Supervisors, Auditor, Clerk of Court, Elections, Social Services, Medical Examiner, LOST, District Court, County Library, Historical Society, Child Support Recovery, General Services, Juvenile Probation, Emergency Management (county contribution) and Non-departmental FY2026 budget requests were held with Christy Bates.

Review of Keokuk County Sheriff FY2026 budget request was not held. Casey Hinnah was absent due to a family loss

Various Board and Committee reports were held. Deke Wood attended 1015 Transit and RUSS meetings. Kevin Weber attended

Keokuk County Economic Development (KCED), Early Childhood and South Central Iowa Workforce Board meetings. Prior to departing at 11:30 a.m. to attend another meeting, Mike Hadley shared he attended a Board of Health meeting. All three members attended the IG-HCP health insurance review meeting last week.

Discussion of old/new business and public comment was not held due to no additional topics.

On vote and motion Wood adjourned the meeting at 12:05 a.m.

The above and foregoing information is a summary of the minutes taken at the above-mentioned meeting. The full and complete set of minutes is available at the Keokuk County Auditor's Office and www.keokukcounty.iowa.gov.

Approved _____

Disapproved _____

Michael C. Hadley, Daryl Wood, Kevin Weber

Published in The News-Review on February 12, 2025

PUBLIC NOTICE

Sheriff's Levy and Sale EQEQ041434

NOTICE OF SHERIFF'S LEVY AND SALE

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

KEOKUK COUNTY
Iowa District Court Keokuk County
Case #: EQEQ041434
Civil #: 25-000021

PENNYMAC LOAN SERVICES LLC

VS

CORY PREVETT

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

X Described Below

On attached sheet:

To satisfy the judgment. The Property to be sold is

THE NORTH SIXTY-SIX FEET OF LOTS ONE, TWO AND THREE IN BLOCK TWO IN SARAH J STOUDER'S ADDITION TO THE TOWN OF KEOTA, IOWA, AND ALL OF LOT SEVEN IN BLOCK TWO IN SARAH J STOUDER'S ADDITION TO THE TOWN OF KEOTA

Property Address: 306 N ELLIS STREET, KEOTA IA 52248

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

Sale Date 03/25/2025

Sale Time 10:00

Place of Sale KEOKUK COUNTY SHERIFF'S OFFICE LOBBY, 204 S STONE ST, SIGOURNEY IA 52591
X 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, 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 acceptable.

Judgment Amount \$99,617.99

Costs \$7,664.77

Accruing Costs PLUS

Interest \$6,135.72

Sheriff's Fees Pending

Date 01/28/2025

Casey J Hinnah

KEOKUK COUNTY SHERIFF

Attorney

MATTHEW E LAUGHLIN

215 210TH ST STE 1300

DES MOINES, IA 50309

(515)288-2500

Published in The News-Review on February 12 and 19, 2025

PUBLIC NOTICE

Keokuk Co Hospital & Clinics • Proposed Budget

Form 672

Iowa Department of Management

NOTICE OF PUBLIC HEARING -- PROPOSED BUDGET		COUNTY HOSPITAL NAME:
Fiscal Year July 1, 2024- June 30, 2026		Keokuk County Health Center

The Board of Hospital Trustees of this County will conduct a public hearing on the proposed fiscal year 2024/2025 budget as follows:

County:	Meeting Date:	Meeting Time:	Meeting Location:
Keokuk	02/26/2025	12:00 PM	CEO Conference Room, Keokuk County Health Center, Sigourney, IA

At the public hearing any resident or taxpayer may present objections to, or arguments in favor of, any part of the proposed budget. This notice represents a summary of the supporting detail of receipts and expenditures on file with the secretary. Copies of the Supplemental Budget Detail (Schedule 672-A) will be furnished upon request.

Contact Telephone Number: 641-622-1155	PROPOSED BUDGET SUMMARY	Contact Name: Matt Ives, CEO/CFO
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FUND (Use Whole Dollars)	A B C			D Transfers Out	E Estimated Ending Fund Balance June 30, 2026	F Estimated Beginning Fund Balance July 1, 2025	G Estimated Other Receipts	H Transfers In	I Estimated Amount To Be Raised By Taxation
	Expenditures								
	FYE 6-30-2024 Actual	FYE 6-30-2025 Re-estimated	FYE 6-30-2026 Proposed						
1. General	17,082,628	16,941,153	17,501,384	0	6,826,776	6,474,042	16,369,730	1,273,029	211,359
2. FICA				345,000	0	0	6,411	0	338,589
3. IPERS				472,667	0	0	8,789	0	463,878
4. Emergency				0	0	0	0	0	0
5. Ambulance	0	0	0	215,362	0	0	4,003	0	211,359
6. Unemployment Comp.	0	0	0	0	0	0	0	0	0
7. Debt Service	0	0	0	0	0	0	0	0	0
8. Tort Liability/l'ns.	0	0	0	240,000	0	0	4,460	0	235,540
9. Restricted Funds	0	0	0	0	0	0	0	0	
10. Board Designated				0	0	0	0	0	
11. TOTAL	17,082,628	16,941,153	17,501,384	1,273,029	6,826,776	6,474,042	16,393,393	1,273,029	1,460,725

Proposed taxation rate per \$1,000 valuation: \$ 1.86600

Published in The News-Review on February 12, 2025

PUBLIC NOTICE

NOTICE OF NON-JUDICIAL FORECLOSURE

NOTICE OF NON-JUDICIAL FORECLOSURE

TO: Any unknown beneficiaries of the late Jamison G. Leather

Any junior lienholders as to the Mortgage and real estate described below

Any unknown heirs of the late Jamison G. Leathers

COMES NOW Plaintiff Grove Savings Bank, by and through its undersigned counsel, and states:

1. That Jamison G. Leathers was a Mortgagee, and Pilot Grove Savings Bank was a Mortgagee as to a certain Mortgage dated February 13, 2020, and filed of record February 13, 2020 as Document No. 2020-0243 in the Office of the Recorder of Keokuk County, Iowa (hereinafter the "Mortgage"). The Mortgage encumbers real estate more particularly described as follows, to-wit:

THE EAST SEVENTY-FIVE FEET OF LOTS FOURTEEN AND FIFTEEN, IN BLOCK TWENTY-NINE, IN THE TOWN OF HEDRICK, KEOKUK COUNTY, IOWA.

2. That the Mortgaged realty described above is also commonly known as 307 E. Fourth Street, Hedrick, IA 52563.

3. Please be advised that this Notice is addressed to Renee Ulin, mother and sole heir of Jamison G. Leathers, who passed away on July 8, 2024; any unknown beneficiaries of the late Jamison G. Leathers; and any junior lien holders as they relate to the above Mortgage and real estate (hereafter collectively the "Recipients" as to this Notice). As the Recipients, please be advised that the Mortgage described above has not been complied with to the extent the Promissory Note secured thereby remains in default. The default consists of the failure to pay the monthly obligations due 11/15/24, 12/15/24, and 1/15/25, each in the amount of \$140.51; together with a partial payment due of \$89.04 for the 10/15/24 monthly obligation under Promissory Note No. 70009735. The amount now due under the Note thus totals \$510.57.

4. You, the Recipients, are hereby notified that unless within thirty (30) days after the completed service of this Notice upon you, you pay the sum of \$510.57 to Pilot Grove Savings Bank at 1341 Pilot Grove Road, Pilot Grove, IA 52648, or file with the County where the Mort-

gaged property is located a Rejection of the Notice pursuant to Iowa Code § 655A.6 and serve a copy of the Rejection upon the Mortgagee, the Mortgage will be foreclosed. Should you wish to file a Rejection of the Notice, you may do so addressed to the undersigned as counsel for Pilot Grove Savings Bank at 321 N. Third Street, P.O. Box 1046, Burlington, IA 52601.

PUBLIC NOTICE		
City of North English • January 2025 Claims		
TREASURER STATE OF IOWA, JAN2025 WATER EXCISE TAX ..	CO, MISC SUPPLIES	CO, JAN2025 PHONE BILLS - LI-
.....1,171.32	IOWA COUNTY SHERIFF'S	BRARY
TREASURER STATE OF IOWA, JAN2025 SALES TAX.....	OFFICE, FY25 QTR3 LAW EN-	STANDARD PEST CONTROL,
.....221.85	FORCEMENT.....	BLDG MAINT & REPAIR
USDA - RURAL DEVELOP-	LEAF, MINOR EQUIPMENT	NORTH ENGLISH POST OFFICE,
MENT, JAN2025 USDA LOANS	.....106.58	FEB2025 UTILITY BILL POST-
02,04,05.....	MULTI-CO OIL CO, FUEL	AGE
15,509.00	.....1,167.66	31, Grand Total (excluding void
MICRO MARKETING, AUDIO	NORTH ENGLISH CO-OP TEL	checks):
BOOKS.....	CO, JAN2025 PHONE BILLS	87,259.75
515.45	.....374.61	JANUARY 2025 EXPENSES BY
INGRAM LIBRARY SERVICES,	OXLEY, DEREK, TECHNOLOGY .	FUND
BOOKS.....	.....250.00	001 GENERAL FUND ...
328.64	R.E.I.C., FY 3RD QTR LANDFILL	49,132.28
ELAN CARDMEMBER SERVICE,	FEES.....	031 GIFTS & MEMORIALS
BOOKS.....	7,721.25	.....1,033.76
189.67	STANDARD PEST CONTROL,	110 ROAD USE.....
ALLIANT ENERGY, JAN2025 AL-	JAN2025 SERVICE - CITY HALL	3,997.42
LIANT BILLS .....	.....30.00	600 WATER FUND
5,525.43	T N T LANDSCAPING LLC, ROAD	8,013.38
ARNOLD MOTOR SUPPLY, VEHI-	SALT	610 SEWER FUND
CLE OPERATIONS.....	3,912.00	25,082.91
456.52	TIP RURAL ELECTRIC CO-OP,	TOTAL
BADGER METER, OPERATION-	JAN2025 ELECTRICAL ..	87,259.75
AL TECHNOLOGY	1,089.31	JANUARY 2025 REVENUES BY
54.78	WELLMARK BLUE CROSS BLUE	FUND
COX SANITATION & RECYCLING	SHIEL, HEALTH INSURANCE	001 GENERAL FUND
INC, DEC2024 CURBSIDE SER-	.....4,188.81	7,368.74
VICE	CENTER POINT LARGE PRINT,	031 GIFTS & MEMORIALS
2,814.00	BOOKS	6.52
DEARBORN LIFE INSURANCE	143.82	110 ROAD USE.....
CO, INSURANCE.....	ELAN CARDMEMBER SERVICE,	12,654.33
84.00	OPERATIONAL SUPPLIES.....	121 LOCAL OPTION SALES TAX.
ELAN CARDMEMBER SERVICE,	.....169.01	.....
TECHNOLOGY	LEAF, OPERATIONAL SUPPLIES	303 ROAD USE PROJECT
137.79	.....13.75	.....94,355.14
ELDON C. STUTSMAN, INC.,	NORTH ENGLISH CO-OP TEL	600 WATER FUND
CHEMICALS		22,460.59
4,755.20		610 SEWER FUND
GARDEN & ASSOCIATES, LTD,		34,207.81
WASHINGTON ST PROF SER-		TOTAL
VICES.....		187,913.19
2,045.08		<i>Published in The News-Review on</i>
H & M FARM & HOME SUPPLY		<i>February 12, 2025</i>