ASSIGNMENT AND CONVEYANCE

We, the undersigned, William Phelps and Ruth Phelps (Husband and Wife), in consideration of One Dollar ($1.00) and other valuable consideration, receipt of which is hereby acknowledged, do hereby assign, transfer, sell and convey unto the DELHI SAVINGS BANK, DELHI, IOWA, all our right, title and interest in and to the following described real estate situated in Delaware County, Iowa:

S½ of Lot 28, A.R. Loomis Addition to Manchester, Iowa
Delaware County, Iowa

For Release, See Book ____
Page ____ 10/2/91

all our interest and equity in said property, evidenced by a certain contract of sale of real estate executed by Lawrence H. Sanderson Sellers, and William Phelps and Ruth Phelps, Buyers under date of December 31, 1986, which said contract was filed and recorded of record on the 31st day of December, 19 86, in the records of the County Recorder of Delaware County, Iowa, in Volume 46 TLD, at Page 269, which said contract is hereby sold, assigned and delivered to the said DELHI SAVINGS BANK, DELHI, IOWA, they hereby assuming and agreeing to perform all of the obligations under the terms and provisions of said contract.

And, WE, for the foregoing consideration, do hereby relinquish all rights, including any rights of dower and homestead in said above described premises, provided always that if the assignors, William Phelps and Ruth Phelps, their heirs or assigns, shall pay unto the assignee, DELHI SAVINGS BANK, DELHI, IOWA, the principal and interest on note dated the 11th day of January, 19 91, in the amount of $6200.00 and perform all obligations thereunder, then this assignment and assignees interest hereunder shall cease and be null and void.

Dated at Delhi, Iowa, this 11th day of January, 19 91.

William Phelps

William Phelps

Ruth Phelps

Ruth Phelps

STATE OF IOWA)
DELAWARE COUNTY) ss.

On this 11th day of January, 19 91, before me Larry R. Hillers, a Notary Public in and for Delaware County, Iowa, personally appeared William Phelps and Ruth Phelps, to me known to be the persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto signed my name and affixed my Notarial Seal the day and year last above written.

LARRY R. HILLERS
MY COMMISSION EXPIRES
4-7-93

Notary Public in and for ~~Delaware~~ County, Iowa.

FILE No. 67-1621
RECORDING FEE $ 5.00
TRANSFER FEE $ ____

FILED FOR RECORD THE 17 DAY OF January, 19 91 AT 10:16 O'CLOCK A, M. BOOK 50 PAGE 140

STATE OF IOWA, DELAWARE COUNTY
Joan Sheppard, Recorder
TLD