



Document 2020 2140

Book 2020 Page 2140 Type 05 001 Pages 3

Date 6/18/2020 Time 10:48:17AM

Rec Amt \$17.00

INDX
ANNO
SCAN
CHEK

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

✓ When recorded, return to:
FARMERS & MERCHANTS STATE BANK, WINTERSET
101 W JEFFERSON
WINTERSET, IA 50273
(515) 462-4381

This document was prepared by:
Michael Kelley, Mortgage Representative
Bankers' Bank
7700 Mineral Point Road
Madison, WI 53717
608-829-5726

LOAN #: 60731

ASSIGNMENT OF MORTGAGE

For Value Received, the undersigned holder of a Mortgage (herein "Assignor") whose address is
101 W JEFFERSON, WINTERSET, IA 50273

does hereby grant, sell, assign, transfer and convey, unto **Mortgage Electronic Registration Systems, Inc.,**
its successors and assigns, a Corporation

existing under the laws of **Delaware**

organized and

whose address is **P.O. Box 2026, Flint, MI 48501-2026**

(herein "Assignee"),

a certain Mortgage, dated **June 11, 2020,**
AND AMANDA NICOLAI, HUSBAND AND WIFE

made and executed by **LANCE NICOLAI**

to and in favor of **FARMERS & MERCHANTS STATE BANK, WINTERSET , a State Chartered Bank**

described property situated in **Madison** upon the following
County, State of Iowa:
SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS "EXHIBIT A".
APN #: 820001902030000 00



LOAN #: 60731

such Mortgage having been given to secure payment of **NINETY FIVE THOUSAND AND NO/100*******
***** (**\$95,000.00**)

(Include the Original Principal Amount)

which Mortgage is of record in Book, Volume, or Liber No. _____ at page _____
(or as No. **2020-2139**) of the Records of

Madison County, State of Iowa, together with the note(s) and obligations therein described, the money due and to become due thereon with interest, and all rights accrued or to accrue under such Mortgage.

TO HAVE AND TO HOLD the same unto Assignee, its successor and assigns, forever, subject only to the terms and conditions of the above-described Mortgage.

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Mortgage on **June 11, 2020**.

**FARMERS & MERCHANTS STATE BANK,
WINTERSET, a State Chartered Bank**

Staci Shortt

Attest

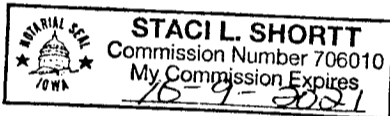
By *Gina Hackett*

(Signature)

State of IOWA
County of MADISON

This instrument was acknowledged before me on **June 11, 2020**, by
Gina Hackett

as Vice President
of FARMERS & MERCHANTS STATE BANK, WINTERSET, a State Chartered Bank



Staci Shortt



EXHIBIT "A"

The North Half (N ½) of Lots Five (5) and Six (6) in Block Two (2) of Wilsey's Addition to the Town of Winterset, Madison County, Iowa; and a strip of real estate 132 feet long from East to West and 16 ½ feet wide from North to South, being real estate bounded by and included within a line commencing at the southeast corner of Lot Three (3) of Block Two (2) of Wilsey's Addition to the City of Winterset, Iowa, and running thence West 132 feet, thence South 16 ½ feet, thence East 132 feet, thence North 16 ½ feet to the place of beginning, being real estate which was vacated for alley purposes by an ordinance of the City of Winterset, Iowa.