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INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

Preparer

Information Mark L. Smith, P.O. Box 230, Winterset, Iowa 50273; 515-462-3731

Return to: Same

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AFFIDAVIT EXPLANATORY OF TITLE

STATE OF IOWA :
:SS
MADISON COUNTY :

I, Mark L. Smith, a practicing attorney in Madison County, Iowa, after first being duly sworn upon oath, depose and state as follows:

1. This Affidavit Explanatory of Title concerns the following described real property:

A tract of land located in the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Fourteen (14), Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, being more particularly described as follows to-wit: Commencing at the Southeast corner of the Southeast Quarter (1/4) of said Section Fourteen (14), and running thence West 18 rods, thence North 26 2/3 rods, thence East 18 rods, thence South 26 2/3 rods to the place of beginning.



2. Title for the real estate listed herein showed the following:

A Mortgage (Line of Credit) from Kevin M. Farlow and Jeanette Farlow, Husband and Wife, to America's Wholesale Lender, dated January 25, 2002, filed January 30, 2002, in Book 2002, Page 477 of the Recorder's Office of Madison County, Iowa, to secure credit in the amount up to \$10,000.00. An Assignment of this Mortgage from Countrywide Home Loans, Inc. to Treasury Bank, N.A., dated July 8, 2002, filed July 29, 2002, in Book 2002, Page 3683 of the Recorder's Office of Madison County, Iowa. A "Corrective" Mortgage Assignment from Countrywide Home Loans, Inc. to Treasury Bank, N.A., dated April 28, 2006, filed June 8, 2006, in Book 2006, Page 2347, of the Recorder's Office of Madison County, Iowa. Mortgage Assignment from Bank of America, N.A., as S/B/M, to Treasury Bank, N.A. to the Bank of New York Mellon, F/K/A The Bank of New York, as successor in Indenture Trustee, to JPMorgan Chase Bank, N.A., as

Indenture Trustee for the CWABS Revolving Home Equity Loan Trust, Series 2004-I, dated June 22, 2020, filed July 6, 2020, in Book 2020, Page 2376 of the Recorder's Office of Madison County, Iowa. A Mortgage Release is shown from the Bank of New York Mellon, F/K/A The Bank of New York, as successor in Indenture Trustee, to JPMorgan Chase Bank, N.A., as Indenture Trustee for the CWABS Revolving Home Equity Loan Trust, Series 2004-I to Kevin M. Farlow and Jeanette M. Farlow.

3. There was never any showing of an Assignment from America's Wholesale Lender to Countrywide Home Loans, Inc. to make this chain complete and the release of mortgage valid.
4. Through diligent research I was able to determine that America's Wholesale Lender was a doing business as name for Countrywide Home Loans, Inc. at the time of the mortgage and assignment.
5. Therefore, the release of the mortgage is valid.
6. I give this Affidavit to clear any perceived cloud on the title to the real estate described in this Affidavit.

Mark L. Smith

Mark L. Smith

Subscribed and sworn to before me by the said Mark L. Smith on this 15th day of October, 2020.

Kristina Brockmeyer
Notary Public in and for the State of Iowa

