

BK: 2023 PG: 60
Recorded: 1/12/2023 at 2:23:41.0 PM
Pages 1
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$10.00
Revenue Tax:
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

When Recorded Return To:
Freedom Mortgage Corporation
C/O Nationwide Title Clearing,
LLC 2100 Alt. 19 North
Palm Harbor, FL 34683

Document Prepared By:
Dave LaRose/NTC, 2100 Alt. 19
North, Palm Harbor, FL 34683
(800)346-9152

Loan Number 0100582980

ASSIGNMENT OF MORTGAGE

FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, the undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FIRST DIRECT LENDING A LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, (ASSIGNOR), (MERS Address: P.O. Box 2026, Flint, Michigan 48501-2026) by these presents does convey, grant, assign, transfer and set over the described Mortgage with all liens, and any rights due or to become due thereon to FREEDOM MORTGAGE CORPORATION, WHOSE ADDRESS IS 907 PLEASANT VALLEY AVE., SUITE 3, MOUNT LAUREL, NJ 08054 (855)690-5900, ITS SUCCESSORS AND ASSIGNS, (ASSIGNEE).

Said Mortgage dated 07/13/2017, executed by DAWNETTE VAN LAAR AND DANNY VAN LAAR (grantor) to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR FIRST DIRECT LENDING A LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS (grantee) and recorded in **Book 2017 and Page 2237** in the office of the Recorder of **MADISON** County, State of **Iowa**.

Dated this 12th day of January in the year 2023
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FIRST DIRECT LENDING A LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS

Tracy Rogers

TRACY ROGERS
VICE PRESIDENT

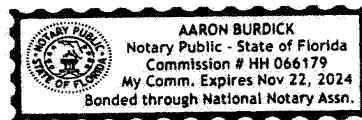
All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF FLORIDA
COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization on this 12th day of January in the year 2023, by Tracy Rogers as VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR FIRST DIRECT LENDING A LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.

Aaron Burdick

AARON BURDICK
COMM EXPIRES: 11/22/2024



FM002 435427634 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) MIN
101277600001922250 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026
DOCR T122301-01:02:01 [C-1] EFRMIA1



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