

BK: 2024 PG: 1695
Recorded: 7/16/2024 at 11:15:38.0 AM
Pages 2
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

PREPARED BY: ASHLEY RYDALCH, FIRST AMERICAN MORTGAGE SOLUTIONS, 1795 INTERNATIONAL WAY, IDAHO FALLS, ID 83402, PH. 208-528-9895
WHEN RECORDED MAIL TO: FIRST AMERICAN MORTGAGE SOLUTIONS, 1795 INTERNATIONAL WAY, IDAHO FALLS, ID 83402

IOWA
COUNTY OF MADISON
LOAN NO.: 0472120915



ASSIGNMENT OF REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS: That for good and valuable consideration, the receipt of which is hereby acknowledged, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR LOANDEPOT.COM, LLC, ITS SUCCESSORS AND ASSIGNS located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, Assignor, does by these presents grant, bargain, assign, transfer, and set over without recourse, representation or warranty, expressed or implied unto LAKEVIEW LOAN SERVICING, LLC located at 4425 PONCE DE LEON BLVD, MS 5-251, CORAL GABLES, FL 33146, Assignee, its successors and assigns, all Assignor's right, title, and interest in and to that certain Mortgage described below.

Said Mortgage dated OCTOBER 13, 2021, executed by CHRISTOPHER DALE GROOM AND REBECCA ANNE GROOM, A MARRIED COUPLE, Mortgagor, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR LOANDEPOT.COM, LLC, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded in the Office of the County Recorder for MADISON County, State of IOWA, on OCTOBER 20, 2021 in Book 2021 at Page 4363.

AS DESCRIBED IN SAID DEED OF TRUST

TO HAVE AND TO HOLD the same unto the party of the second part, its successors and assigns, forever, subject only to the provisions in the said indenture of mortgage contained. TOGETHER WITH all rights accrued or to accrue under said Mortgage.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on JULY 15, 2024.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR LOANDEPOT.COM, LLC, ITS SUCCESSORS AND ASSIGNS


ASHLEY RYDALCH, VICE PRESIDENT

FS8090112IM - AM - IA



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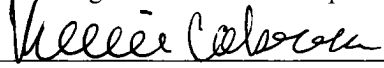


MIN: 100853704006975463

MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On **JULY 15, 2024**, before me, **KELLIE CABRERA**, personally appeared **ASHLEY RYDALCH** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS **MORTGAGEE**, AS **NOMINEE FOR LOANDEPOT.COM, LLC**, ITS **SUCCESSORS AND ASSIGNS** the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



KELLIE CABRERA (COMM. EXP. 07/02/2026)
NOTARY PUBLIC

