

BK: 2024 PG: 2615  
Recorded: 10/25/2024 at 11:24:12.0 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: TODD SLEIGHT, 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.: 0153964523



## RELEASE OF MORTGAGE

THE undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR **MORTGAGE RESEARCH CENTER, LLC DBA VETERANS UNITED HOME LOANS, ITS SUCCESSORS AND ASSIGNS**, located at **P.O. BOX 2026, FLINT, MICHIGAN 48501-2026**, the current Mortgagee of that certain Mortgage described below, does hereby release and reconvey, without recourse, representation or warranty, expressed or implied to the persons legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Mortgage, forever satisfying, releasing, cancelling, and discharging the lien from said Mortgage.

Said Mortgage dated **SEPTEMBER 26, 2023** and executed by **RAMON RIVERA AND AMANDA RIVERA, HUSBAND AND WIFE**, Mortgagor (Borrower), to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR **MORTGAGE RESEARCH CENTER, LLC DBA VETERANS UNITED HOME LOANS, ITS SUCCESSORS AND ASSIGNS**, Original Mortgagee, and recorded on **SEPTEMBER 28, 2023** in Book **2023** at Page **2383** as Instrument No. **2023 2383** in the Office of the County Recorder for the County of **MADISON**, State of **IOWA**.

**AS DESCRIBED IN SAID MORTGAGE**

PROPERTY ADDRESS: **223 MAGNOLIA PT, WINTERSET, IOWA 50273**

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **OCTOBER 25, 2024**.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE**

**TODD SLEIGHT, VICE PRESIDENT**

POD: 20241015

FM8020113IM - LR - IA



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MIN: 100350291067433374

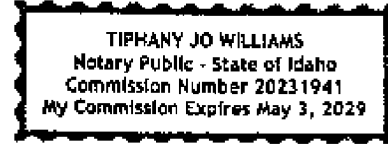
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **OCTOBER 25, 2024**, before me, **TIPHANY JO WILLIAMS**, personally appeared **TODD SLEIGHT** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE** 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.



**TIPHANY JO WILLIAMS (COMM. EXP. 05/03/2029)**  
NOTARY PUBLIC



This document contains electronic signatures.