

BK: 2024 PG: 2945
Recorded: 12/6/2024 at 9:20:31.0 AM
Pages 1
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$10.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

PREPARED BY: CANDELARIA SALMERON, 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.: 505080675



ASSIGNMENT OF REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS: That for good and valuable consideration, the receipt of which is hereby acknowledged, **FLAGSTAR BANK, N.A., F/K/A FLAGSTAR BANK, FSB** located at **5151 CORPORATE DRIVE, TROY, MI 48098**, Assignor, does by these presents grant, bargain, assign, transfer, and set over without recourse, representation or warranty, expressed or implied unto **NATIONSTAR MORTGAGE LLC** located at **8950 CYPRESS WATERS BLVD, COPPELL, TX 75019**, Assignee, its successors and assigns, all Assignor's right, title, and interest in and to that certain Mortgage described below.

Said Mortgage dated **JUNE 07, 2019**, executed by **ZACHARY C. CUMMINGS, A SINGLE PERSON**, Mortgagor, to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR **PREMIER LENDING ALLIANCE, LLC, ITS SUCCESSORS AND ASSIGNS**, Original Mortgagee, and recorded in the Office of the County Recorder for **MADISON County, State of IOWA**, in Book **2019** at Page **1702**.

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 **DECEMBER 04, 2024**.

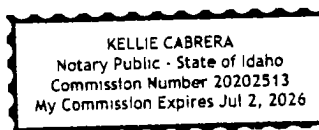
FLAGSTAR BANK, N.A., F/K/A FLAGSTAR BANK, FSB, BY FIRST AMERICAN MORTGAGE SOLUTIONS, AS ATTORNEY IN FACT, POWER OF ATTORNEY RECORDED ON 11/08/2024 IN BOOK 2024 PAGE 2733


CANDELARIA SALMERON, VICE PRESIDENT

STATE OF **IDAHO COUNTY OF BONNEVILLE**) ss.

On **DECEMBER 04, 2024**, before me, **KELLIE CABRERA**, personally appeared **CANDELARIA SALMERON** known to me to be the **VICE PRESIDENT** of **FIRST AMERICAN MORTGAGE SOLUTIONS AS ATTORNEY-IN-FACT FOR FLAGSTAR BANK, N.A., F/K/A FLAGSTAR BANK, FSB** 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



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MERS PHONE: 1-888-679-6377