

BK: 2024 PG: 3026  
Recorded: 12/16/2024 at 10:26:22.0 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: TRACY ALBERTSON, 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.: 0441513570



## RELEASE OF MORTGAGE

THE undersigned, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR FIDELITY BANK, 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 **FEBRUARY 07, 2022** and executed by **ANDREW BASKIN AND AMANDA BASKIN, A MARRIED COUPLE**, Mortgagor (Borrower), to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR FIDELITY BANK, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on **FEBRUARY 15, 2022** in Book **2022** at Page **465** as Instrument No. **2022 465** in the Office of the County Recorder for the County of **MADISON**, State of **IOWA**.

**AS DESCRIBED IN SAID MORTGAGE**

PROPERTY ADDRESS: **220 NW 8TH ST, EARLHAM, IOWA 50072**

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **DECEMBER 16, 2024**.

**MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, AS MORTGAGEE, AS NOMINEE FOR FIDELITY BANK, ITS SUCCESSORS AND ASSIGNS

**TRACY ALBERTSON, VICE PRESIDENT**

POD: 20241205

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MIN: 101039600101301362

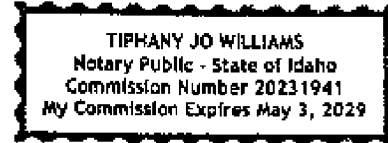
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE ) ss.

On **DECEMBER 16, 2024**, before me, **TIPHANY JO WILLIAMS**, personally appeared **TRACY ALBERTSON** known to me to be the **VICE PRESIDENT** of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS")**, **AS MORTGAGEE, AS NOMINEE FOR FIDELITY BANK, 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.



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



This document contains electronic signatures.