COMPUTER ✓
RECORDED ✓
CROSS NOTED ✓

FILED NO. 229
BOOK 61 PAGE 240
96 JUL 24 AM 8:25
MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

REC $ 25.00
AUD $
R.M.F. $ 1.00

ASSIGNMENT OF OWNER'S INTEREST IN CONTRACT FOR DEED

Date: July 21, 1996

Contract Sale

Date: March 1, 1987

Seller: Mary Ann Tyler, Quitclaim Deed to Dennis Harker dated 8/25/93

Buyer: Church of Christ

Property:

THE SURFACE ONLY of Lot N/2 of 4-A ALL of 5 Blk 5, Country Club EST.SUBDIVISION, also known as 110 Clubview, Laredo, Texas, situated in Webb County, Texas, as per the Replat recorded in the Webb County Plat Records, Volume 3

Recording Information: None

Assignor: Dennis Harker, CCE and Harker Properties

Assignor's Mailing Address:

CCE and Harker Properties
PO Box 25122
West Des Moines, Iowa 50265

Assignee's M. Collison

Assignee's Mailing Address

M. Collison
RR 1
Columbus, Iowa

For valuable consideration, $30,800.00 (minus insurance escrow on hand and August's principal and interest payment) to be paid with 50% down at the time of sale and the balance due in six (6) months from the date of sale. Assignor assigns to Assignee all of Assignor's interest in the Contract and Property and conveys to Assignee all of Assignor's interest in the property. Assignor assigns to Assignee Assignor's interest in the existing insurance policy on the property and all funds on deposit for the payment of taxes and insurance premiums

Assignee assumes and agrees to perform and be bound by the contract for deed as the seller in it .

Assignor represents and warrants Assignee that:

1. the unpaid deferred principal amount on the contract is as of 7/1/96 approximately forty seven thousand and two hundred and forty seven dollars and .06 cents ($47,247.06);

2. the monthly payments are current and the next monthly payment due to the Assignee will be 9/1/96. Aug '96 payment will be credited to Assignee at closing from the balance due at sale;

3. the balance in the escrow account for payment of taxes and insurance premiums is approximately three hundred and forty three dollars and thirty six cents ($343.36) to be credited to Assignee at closing, the unpaid principal amount, interest payment date, status of monthly payments, balance in the escrow account, and other facts stated are accurate

4. there are no existing defaults under the contract for sale or property;

5. there are no offsets, rights of rescission, or other claims arising out of, relating to, or in connection with the contract for deed and property. At anytime there is a default in this agreement a reversal can be demanded by either party. DH MC

Dennis Harker

ASSIGNOR

M. Collison

M. Collison

ASSIGNEE

THE STATE OF IOWA •

COUNTY OF ~~WARREN~~ • MADISON MC

This instrument was acknowledged before me on this 24 day of July, 1996.

Joan Welch

Notary Public in and for the State of Iowa

NOTARIAL SEAL JOAN WELCH Iowa

CLOSING STATEMENT

REF: 110 CLAIRVIEW, LAREDO, TX. CONTRACT

SALE PRICE: $30,000.00

$15,400.00 DUE DATE OF SALE (MINUS ADJUSTMENTS)

$15,400.00 DUE SIX MONTHS FROM DATE OF SALE

SALE DATE 7-24-1996

AMOUNT DUE $15,500.00
(-) INSURANCE ESCROW -343.36
(-) AUGUST PAYMENT -459.42

TOTAL DUE AT SALE DATE: $14,597.22
earnest money paid 7/22/96 - 3080.-
11,517.22

BALANCE DUE DATE 1-24-1997

AMOUNT DUE: $15,400.00

Dennis Harker

M. Collison

THE STATE OF IOWA *

COUNTY OF MADISON *

This instrument was acknowledged before me on this 24th day of July, 1996

Notary Public in and for the State of Iowa

WELCH NOTARIAL SEAL Iowa

KB

QUIT CLAIM DEED

Form 162-E

SECTION 558.19, Code

KNOW ALL MEN BY THESE PRESENTS:

That Dennis Harker

of Polk County, State of Iowa in consideration of

the sum of $30,800.00 ($15,400.00 at sale & $15,400. six months from date of sale) DOLLARS

in hand paid do hereby QUIT CLAIM and CONVEY unto M. Collison

of Madison County, State of Iowa

all my right, title and interest in and to the following described real estate, situated and lying in

Webb County, and State of Texas ., to-wit:

110 Clubview, Laredo, Texas

N/2 of 4-A and all of 5 country club estates subdivision, Webb County as per the replate recorded in Vol 3, Page 15A , of the Webb County Plat Records 938-0005-040

and the said Grantor

releases all RIGHT OF DOWER AND HOMESTEAD in and to the above described premises.

Signed this 24 day of July, A. D., 19 96

In Presence of

Dennis Harker

Margaret J Collison

State of Iowa, Madison County, ss.

On this 24 day of July, A. D., 1996, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Dennis Harker + Margaret J Collison

to me known to be the identical persons named in and who executed the foregoing instrument, and acknowledged that they executed the same as their voluntary act and deed.

JOAN M. WELCH NOTARIAL SEAL IOWA

Joan Welch

Notary Public in and for the State of Iowa

Filed for record, indexed, and delivered to the county auditor this ..... day of ....., A. D., 19....., at ..... o'clock ..... M., and recorded in Book ..... of ..... Deeds on Page .....

Rec. Fee $....., Aud. Fee $..... Paid.

Recorder

Deputy

STATE OF IOWA, } ss.
..... County }

Entered upon transfer books and for taxation this ..... day of ....., 19.....

My Fee ..... paid by Recorder.

Auditor

QUITCLAIM DEED

THE STATE OF Iowa)(
KNOW ALL MEN BY THESE PRESENTS
COUNTY OF Polk)(

That WE, Mary Tyler also Known as Mary Ann Harker, of the County of Polk State of Iowa, for and in consideration of the sum of TEN AND NO/100THS ($10.00) DOLLARS in hand paid by the grantee(s) herein named, the receipt of which is hereby acknowledged have **QUITCLAIMED**, and by these presents do **QUITCLAIM** unto Dennis Harker of 2607 Woodland Av, West Des Moines of the County of Polk, State of Iowa, all of our right, title and interest in and to the following described real property situated in Webb County, Texas, to-wit:

110 Clubview, Laredo, Texas

N/2 of 4-A and all of 5 block 5 country club Estates subdivision, Webb County as per the replate recorded in Vol 3, Page 15A, Of the Webb County Plat Records

938-0005-040

TO HAVE AND TO HOLD all of our right, title and interest in and to the above described property and premises unto the said grantee(s), his heirs and assigns, forever; so that neither we nor our heirs, legal representatives or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any part thereof.

EXECUTED this 25th day of August, 1993.

Mary Tyler

Mary Tyler

Mary Ann Harker

Mary Ann Harker

STATE OF Iowa)(
COUNTY OF Polk)(

This instrument was acknowledged before me on this the 25th day of August, 1993, by James R. Erickson.

JAMES R. ERICKSON
MY COMMISSION EXPIRES
6-28-96

NOTARY PUBLIC, STATE OF
My commission expires: