

RELEASED 12-4-98 SEE
Deed RECORD 139 PAGE 872

Date March 3, 1994
Place _____

ASSIGNMENT OF REAL ESTATE CONTRACT

In order to induce West Des Moines State Bank to make a loan to Iowa Outdoor Products, Inc., and in order to provide security, in part, therefore, the undersigned Borrowers (Guarantors) do hereby assign all of their right, title and interest in and to a certain Real Estate Contract, described below, to said West Des Moines State Bank

That certain Real Estate Contract dated March 1993, wherein Scott T. Vance and Dawn M. Vance, husband and wife (is) (are) the contract vendee (vendees), and Catherine Ann Graham a single person and Marv M. Flanagan, a single person are (is) contract vendor(s) in the amount of \$ \$137,340.00, recorded in the County Recorder's Office of Madison County, City of winterset, Iowa, on March 22, 19 93, in Book 131, on Page 302, covering the following described realty, to wit:

The West One Half of the Southeast Quarter, except the N. 256 ft. of the West 340 ft. thereof, of Section One (1), in Township Seventy-seven (77) North, Range Twenty-Six (26) West of the 5th P.M., Madison County, Iowa

It is distinctly understood, however, that this assignment imposes no liability on the assignees thereof, unless and until said West Des Moines State Bank, Assignee, undertakes to assume the rights, liabilities, and obligations under said Real Estate Contract, by written notice, given by it to the contract vendor or contract vendee.

Assignors further stipulate that no previous assignment has been made, that all terms of purchase contract have been or will be fulfilled and agree further that no additional assignment will be made of the realty specified under the aforementioned contract.

Assignors agree that upon fulfilling the terms of the purchase of sale contract and acquiring a deed thereto, they will execute a real estate mortgage to assignee as additional collateral security for payment of a Note dated March 7, 19 94.

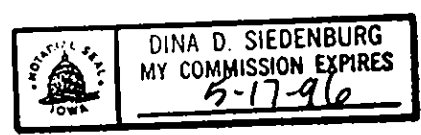
My Commission Expires 5-17-96

Scott T. Vance
Scott T. Vance

NOTARY - Individual & Partnership

STATE OF IA
COUNTY OF Polk ss.

Dawn M. Vance
Dawn M. Vance



FILED NO. 3543

BOOK 133 PAGE 92

94 JUN 20 PM 1:31

MICHELLE UTSLER
RECORDER
MADISON COUNTY, IOWA

RO VII 534 (1-85)

COMPUTER
RECORDED
COMPARED

REC \$ 10.00
AUD \$ _____
R.M.F. \$ 2.00

Ia. Outdoor SBA

CONSENT TO ASSIGNMENT OF REAL ESTATE CONTRACT

Consent is hereby given to assignment of real estate contract and agreement, between:

Catherine Ann Graham and Mary M. Flanagan
AND Scott T. Vance and Dawn M. Vance

copy of which is attached hereto, and it is agreed that the undersigned will give written notice to _____ of any default in payments on said contract and will allow _____ ninety (90) days' grace for _____ to cure such default after notice.

Catherine Ann Graham
Catherine Ann Graham
Mary M. Flanagan
Mary M. Flanagan

NOTARY - Corporation

STATE OF IA)
COUNTY OF Polk ss.

I, Dina D. Siedenbueg, a Notary Public in and for said County in the State aforesaid, do hereby certify that Scott T. Vance ~~and Catherine Ann Graham~~, President, and Dawn M. Vance ~~and Mary M. Flanagan~~ Secretary, personally known to me to be the same persons whose names are are subscribed to the foregoing instrument, and personally known to me to be the President and Secretary, respectively of are, a corporation, appeared before me and acknowledged that they signed and sealed and delivered the said instrument as their free and voluntary act as such President and Secretary respectively and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 4 day of April, A.D., 1994.



Dina D. Siedenbueg
Notary Public

My Commission Expires: 5-17-96

NOTARY - Individual & Partnership

STATE OF Iowa)
COUNTY OF Polk ss.

I, Kathleen McNamara, a Notary Public in and for said County in the State aforesaid, do hereby certify that Catherine Ann Graham and Mary M. Flanagan, personally known to me to be the same person whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 3 day of March, A.D., 1994



Kathleen McNamara
Notary Public

My Commission Expires: _____

RO VII 534 (1-85)