

AFFIDAVIT IN SUPPORT OF VOLUNTARY  
NONJUDICIAL FORECLOSURE OF REAL ESTATE MORTGAGE

TO WHOM IT MAY CONCERN:

STATE OF IOWA :  
                  : SS  
MADISON COUNTY :

The undersigned being first duly sworn upon oath, deposes and states:

That the relationship of the undersigned to this transaction appears from the notices to potential lienholders of election to utilize alternative nonjudicial voluntary foreclosure procedure hereto attached, which notices are by this reference made a part of this Affidavit as fully as if set forth herein; that by reason of such relationship the facts herein stated are within the personal knowledge of such affiant.

That pursuant to Section 654.18(e.), Code of Iowa, the undersigned, on the 6th day of November, 1989, personally mailed to each of the following named junior lienholders a Notice To Lienholders Of Election To Utilize Alternative Nonjudicial Voluntary Foreclosure Procedure, by certified mail, return receipt requested, each such Notice being mailed in a sealed envelope with proper postage thereon, addressed to the said junior lienholders respectively, at their last known Post Office addresses, by depositing the same on said date in a United States Post Office mail receptacle in said County, to-wit:

State of Iowa  
c/o A. Zane Blessum  
Madison County Attorney  
Winterset, IA 50273

State of Iowa  
c/o Honorable Thomas Miller  
Attorney General of Iowa  
Second Floor, Hoover State Office Building  
Des Moines, IA 50319

Janice Weeks  
Madison County Clerk of Court  
Madison County Courthouse  
Winterset, IA 50273

Madison County, Iowa  
c/o Joan Welch, Auditor  
Madison County Courthouse  
Winterset, IA 50273

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I.C.  
PAGE

FILED NO. 1290  
BOOK 55 PAGE 505  
89 DEC 20 PH 2: 29

Compared

MARY E. WELTY  
RECORDER  
MADISON COUNTY, IOWA  
Fee \$45.00

I further state that in addition to notifying the State of Iowa as provided in Section 654.18(e.), Code of Iowa, the undersigned also served the State of Iowa with Notice To Lienholders Of Election To Utilize Alternative Nonjudicial Voluntary Foreclosure Procedure in the manner provided by Sections 613.8 and 613.9, Code of Iowa, by serving a copy of said Notice upon the Madison County Attorney, and by sending a copy of said Notice by certified mail to the Attorney General of Iowa at Des Moines, Iowa.

That more than thirty (30) days have passed since the mailing by certified mail of such notices; that more than thirty (30) days have passed since serving the notice on the State of Iowa in the manner set forth in Section 613.8 and 613.9, Code of Iowa.

That none of the holders of junior liens against the following described real estate, to-wit:

#2. Affidavit In Support Of Voluntary Nonjudicial Foreclosure Of Real Estate Mortgage.

The North 80 Feet of Lot One (1) in Block Eleven (11) of Christopher Wilson's Addition to the Town of Earlham, Madison County, Iowa,

have redeemed the real estate from the holder of the Mortgage described in said notices.

That the mortgagors under the real estate mortgage described in said notices have executed an agreement to utilize alternative nonjudicial voluntary foreclosure procedure pursuant to Section 654.18, Code of Iowa. Pursuant to Section 654.18(f.), Code of Iowa, the mortgagors were furnished along with the written Agreement To Utilize Alternative Nonjudicial Voluntary Foreclosure Procedure Pursuant To Section 654.18, 1989 Code of Iowa, a completed form in duplicate, captioned "Disclosure and Notice of Cancellation". That neither of the mortgagors cancelled this transaction.

That neither the mortgagors, nor none of the parties upon whom Notice To Lienholders Of Election To Utilize Alternative Nonjudicial Voluntary Foreclosure Procedure was so served, at the time of the service of said notice upon them, or at the time of making this Affidavit, was or is in the military service or with the Armed Forces of the United States of America, or are they or any of them in any way entitled to any rights under the Soldiers' and Sailors' Civil Relief Act or similar Act or Acts amendatory thereof or supplementary thereto.

That this Affidavit is made as supporting proof, record and notice, that the mortgage dated May 11, 1988, and recorded May 11, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 296, and rerecorded on June 9, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 430, is now foreclosed and title to the real estate described therein is held in the name of the holder of said mortgage instrument, namely, United States Of America, acting through the Farmers Home Administration, United States Department Of Agriculture.

*Anthony R. Putz*  
\_\_\_\_\_  
Anthony R. Putz  
County Supervisor  
United States Of America  
acting through the  
Farmers Home Administration  
United States Department Of  
Agriculture

Subscribed and sworn to before me by the said affiant this 20th day of December, 1989.

*Samuel H. DeLong*  
\_\_\_\_\_  
Notary Public in and for the  
State of Iowa.



NOTICE TO LIENHOLDERS OF ELECTION TO UTILIZE  
ALTERNATIVE NONJUDICIAL VOLUNTARY FORECLOSURE PROCEDURE

TO: State of Iowa  
c/o A. Zane Blessum  
Madison County Attorney  
113 N. John Wayne Drive  
P.O. Box 309  
Winterset, Iowa 50273

You are hereby notified that Danny W. Lenze and Amanda Lenze, who are the Mortgagors under a certain Real Estate Mortgage dated May 11, 1988, and recorded May 11, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 296, and rerecorded on June 9, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 430, of the following described real estate situated in Madison County, Iowa, to-wit:

The North 80 Feet of Lot One (1) in Block  
Eleven (11) of Christopher Wilson's Addition  
to the Town of Earlham, Madison County, Iowa,

are now in default under the terms of the Mortgage and the obligation it secures, and that said Mortgagors have agreed with the undersigned, United States of America acting through the Farmers Home Administration, United States Department of Agriculture, who is the holder of said Mortgage, to utilize alternative nonjudicial voluntary foreclosure procedure pursuant to Iowa Code Section 654.18.

You are further notified that, as a possible holder of a junior lien against the above described real estate, which you may hold by virtue of a judgment filed March 6, 1989, in the case of the State of Iowa v. Dan Lenze, Criminal No. 2334, Docket 6, Page 454, Office of the Clerk of the Iowa District Court For Madison County, you have thirty (30) days from November 6, 1989, the date of mailing of this notice to you, in which to exercise any right of redemption you may have with respect to the real estate. You may exercise any such right of redemption by payment to the undersigned, at 209 E. Madison, Box 231, Winterset, Iowa 50273, of the amount of the debt secured by the above described Mortgage at the time of your redemption, which debt at the time this notice is mailed totals \$46,041.13, plus interest at the rate of \$1.26 per day from and after October 2, 1989, plus any future advancements by the undersigned made and secured in accordance with the terms of the Mortgage, and any protective advancements made by the undersigned pursuant to Iowa Code Chapter 629.

You are further notified that if you fail to redeem the above described property your lien shall be removed from the property.

MORTGAGEE

United States of America  
acting through the  
Farmers Home Administration  
United States Department of  
Agriculture

By   
Anthony R. Putz  
County Supervisor

NOTICE TO LIENHOLDERS OF ELECTION TO UTILIZE  
ALTERNATIVE NONJUDICIAL VOLUNTARY FORECLOSURE PROCEDURE

TO: State of Iowa  
c/o Honorable Thomas Miller  
Attorney General of Iowa  
2nd Floor, Hoover State Office Bldg.  
Des Moines, Iowa 50319

You are hereby notified that Danny W. Lenze and Amanda Lenze, who are the Mortgagors under a certain Real Estate Mortgage dated May 11, 1988, and recorded May 11, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 296, and rerecorded on June 9, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 430, of the following described real estate situated in Madison County, Iowa, to-wit:

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MORTGAGEE

United States of America  
acting through the  
Farmers Home Administration  
United States Department of  
Agriculture

By Anthony R. Putz  
Anthony R. Putz  
County Supervisor

NOTICE TO LIENHOLDERS OF ELECTION TO UTILIZE  
ALTERNATIVE NONJUDICIAL VOLUNTARY FORECLOSURE PROCEDURE

TO: Janice Weeks  
Madison County Clerk of Court  
Madison County Courthouse  
Winterset, Iowa 50273

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to the Town of Earlham, Madison County, Iowa,

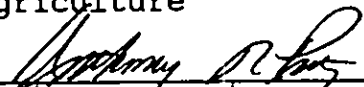
are now in default under the terms of the Mortgage and the obligation it secures, and that said Mortgagors have agreed with the undersigned, United States of America acting through the Farmers Home Administration, United States Department of Agriculture, who is the holder of said Mortgage, to utilize alternative nonjudicial voluntary foreclosure procedure pursuant to Iowa Code Section 654.18.

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MORTGAGEE

United States of America  
acting through the  
Farmers Home Administration  
United States Department of  
Agriculture

By   
Anthony R. Putz  
County Supervisor

NOTICE TO LIENHOLDERS OF ELECTION TO UTILIZE  
ALTERNATIVE NONJUDICIAL VOLUNTARY FORECLOSURE PROCEDURE

TO: Madison County, Iowa  
c/o Joan Welch, Auditor  
Madison County Courthouse  
Winterset, Iowa 50273

You are hereby notified that Danny W. Lenze and Amanda Lenze, who are the Mortgagors under a certain Real Estate Mortgage dated May 11, 1988, and recorded May 11, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 296, and rerecorded on June 9, 1988, in the Office of the Recorder of Madison County, Iowa, in Book 150, Page 430, of the following described real estate situated in Madison County, Iowa, to-wit:

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Eleven (11) of Christopher Wilson's Addition  
to the Town of Earlham, Madison County, Iowa,

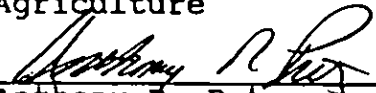
are now in default under the terms of the Mortgage and the obligation it secures, and that said Mortgagors have agreed with the undersigned, United States of America acting through the Farmers Home Administration, United States Department of Agriculture, who is the holder of said Mortgage, to utilize alternative nonjudicial voluntary foreclosure procedure pursuant to Iowa Code Section 654.18.

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MORTGAGEE

United States of America  
acting through the  
Farmers Home Administration  
United States Department of  
Agriculture

By   
Anthony R. Putz  
County Supervisor

**SENDER:** Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1.  Show to whom delivered, date, and addressee's address. 2.  Restricted Delivery (Extra charge)

3. Article Addressed to: Janice Weeks Madison County Clerk of Court Madison County Courthouse Winterset, Iowa 50273	4. Article Number 295 554 453
5. Signature - Address X <i>Nanda Simmons</i>	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input checked="" type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery 11-7-89	8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Mar. 1988 \* U.S.G.P.O. 1988-212-865 DOMESTIC RETURN RECEIPT

**SENDER:** Complete items 1 and 2 when additional services are desired, and complete items 3 and 4. Put your address in the "RETURN TO" Space on the reverse side. Failure to do this will prevent this card from being returned to you. The return receipt fee will provide you the name of the person delivered to and the date of delivery. For additional fees the following services are available. Consult postmaster for fees and check box(es) for additional service(s) requested.

1.  Show to whom delivered, date, and addressee's address. 2.  Restricted Delivery (Extra charge)

3. Article Addressed to: Madison County, Iowa c/o Joan Welch, Auditor Madison County Courthouse Winterset, Iowa 50273	4. Article Number 295 554 452
5. Signature - Address X <i>Nanda Simmons</i>	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input checked="" type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery 11-7-89	8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Mar. 1988 \* U.S.G.P.O. 1988-212-865 DOMESTIC RETURN RECEIPT

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1.  Show to whom delivered, date, and addressee's address. 2.  Restricted Delivery (Extra charge)

3. Article Addressed to: State of Iowa c/o A. Zane Blessum, Madison County Attorney 113 N. John Wayne Drive P. O. Box 309 Winterset, Iowa 50273	4. Article Number 948 632 952
5. Signature - Address X	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input checked="" type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X <i>Connors</i>	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery 11-7-89	8. Addressee's Address (ONLY if requested and fee paid)

PS Form 3811, Mar. 1988 \* U.S.G.P.O. 1988-212-865 DOMESTIC RETURN RECEIPT

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1.  Show to whom delivered, date, and addressee's address. 2.  Restricted Delivery (Extra charge)

3. Article Addressed to: State of Iowa c/o Honorable Thomas Miller Attorney General of Iowa 2nd Floor, Hoover State Office Bldg. Des Moines, Iowa 50319	4. Article Number 948 632 953
5. Signature - Address X <i>DES MOINES IOWA 50319</i>	Type of Service: <input type="checkbox"/> Registered <input type="checkbox"/> Insured <input checked="" type="checkbox"/> Certified <input type="checkbox"/> COD <input type="checkbox"/> Express Mail <input checked="" type="checkbox"/> Return Receipt for Merchandise
6. Signature - Agent X	Always obtain signature of addressee or agent and DATE DELIVERED.
7. Date of Delivery NOV - 11 1989	8. Addressee's Address (ONLY if requested and fee paid)  DEED RECORD 55

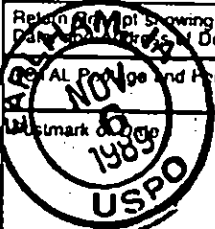
P 948 632 952

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL  
(See Reverse)

Sent to State of Iowa C/o A. Zane Blessum	
Street and No. Madison Co. Attorney	
P.O., State and ZIP Code Winterset, Iowa 50273	
Postage	\$ .25
Certified Fee	.85
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt showing to whom and Date Delivered	.90
Return Receipt showing to whom, Date, and Address of Delivery	
TOTAL Postage and Fees	\$ 2.00

PS Form 3800, June 1985



*WZ*

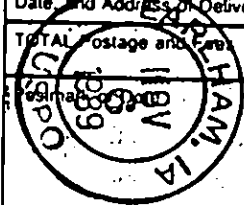
P 948 632 953

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED  
NOT FOR INTERNATIONAL MAIL  
(See Reverse)

Sent to State of Iowa	
Street and No. Thomas Miller	
P.O., State and ZIP Code 2nd Floor Hoover Bldg. Des Moines, Iowa 50319	
Postage	\$ .25
Certified Fee	.85
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt showing to whom and Date Delivered	.90
Return Receipt showing to whom, Date, and Address of Delivery	
TOTAL Postage and Fees	\$ 2.00

PS Form 3800, June 1985



*WZ*

P 295 554 452

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED—  
NOT FOR INTERNATIONAL MAIL  
(See Reverse)

SENT TO Madison County, Ia STREET AND NO. Joan Welch, Aud. Madison Co. Courthouse P.O., STATE AND ZIP CODE Winterset, Iowa 50273	
POSTAGE	\$ .25
CERTIFIED FEE	.85
SPECIAL DELIVERY	
RESTRICTED DELIVERY	
OPTIONAL SERVICES	
RETURN RECEIPT SERVICE	.90
SHOW TO WHOM AND DATE DELIVERED	
SHOW TO WHOM, DATE, AND ADDRESS OF DELIVERY	
SHOW TO WHOM AND DATE DELIVERED WITH RESTRICTED DELIVERY	
SHOW TO WHOM, DATE AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY	
TOTAL POSTAGE AND FEES	\$ 2.00

PS Form 3800, Apr. 1976



*WZ*

P 295 554 453

RECEIPT FOR CERTIFIED MAIL

NO INSURANCE COVERAGE PROVIDED—  
NOT FOR INTERNATIONAL MAIL  
(See Reverse)

SENT TO Janice Weeks STREET AND NO. Madison Co. Courthouse P.O., STATE AND ZIP CODE Winterset, Iowa 50273	
POSTAGE	\$ .25
CERTIFIED FEE	.85
SPECIAL DELIVERY	
RESTRICTED DELIVERY	
OPTIONAL SERVICES	
RETURN RECEIPT SERVICE	.90
SHOW TO WHOM AND DATE DELIVERED	
SHOW TO WHOM, DATE, AND ADDRESS OF DELIVERY	
SHOW TO WHOM AND DATE DELIVERED WITH RESTRICTED DELIVERY	
SHOW TO WHOM, DATE AND ADDRESS OF DELIVERY WITH RESTRICTED DELIVERY	
TOTAL POSTAGE AND FEES	\$ 2.00

PS Form 3800, Apr. 1976



*WZ*



NOTICE TO LIENHOLDERS OF ELECTION TO UTILIZE  
ALTERNATIVE NONJUDICIAL VOLUNTARY FORECLOSURE PROCEDURE

TO: State of Iowa  
c/o A. Zane Blessum  
Madison County Attorney  
113 N. John Wayne Drive  
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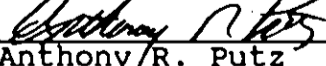
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You are further notified that if you fail to redeem the above described property your lien shall be removed from the property.

MORTGAGEE

United States of America  
acting through the  
Farmers Home Administration  
United States Department of  
Agriculture

By   
Anthony R. Putz  
County Supervisor

ACCEPTANCE OF SERVICE

The undersigned hereby accepts and acknowledges due, timely and legal service of the foregoing notice and acknowledges receipt of copy thereof on the date hereof, at Winterset, Iowa.

Dated November 6, 1989.

  
A. Zane Blessum  
Madison County Attorney