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Document Prepared by: EUGENE TURNER, 431 E. LOCUST, DES MOINES, IA 50309, 515-248-7700
 RECORDER: MADISON COUNTY, IOWA

Mercantile Bank of Western Iowa
 431 East Locust
 Des Moines, IA 50309
 515-248-7700 (Lender)

**MODIFICATION AND EXTENSION
 OF MORTGAGE**

BORROWER		MORTGAGOR	
JAMES R. WILSON GEORGEANNE M. WILSON		JAMES R. WILSON, HUSBAND AND GEORGEANNE M. WILSON, WIFE	
ADDRESS		ADDRESS	
1408 NORTH RIVER TRAIL WINTERSET, IA 50273		1408 NORTH RIVER TRAIL WINTERSET, IA 50273	
TELEPHONE NO.	IDENTIFICATION NO.	TELEPHONE NO.	IDENTIFICATION NO.
515-462-2728		515-462-2728	
ADDRESS OF REAL PROPERTY: 1408 NORTH RIVER TRAIL WINTERSET, IA 50273			

THIS MODIFICATION AND EXTENSION OF MORTGAGE, dated the 4TH day of MARCH, 1998, is executed by and between Lender and the parties identified above.
 A. On OCTOBER 15, 1996, Lender made a loan ("Loan") to Borrower evidenced by Borrower's promissory note ("Note") payable to Lender in the original principal amount of ONE HUNDRED SEVENTY-NINE THOUSAND TWO HUNDRED AND NO/100 (\$ 179,200.00), which Note was secured by a mortgage ("Mortgage") dated OCTOBER 15, 1996 executed by Grantor/Mortgagor ("Mortgagor") for the benefit of Lender covering the real property described on Schedule A below ("Property") and recorded on OCTOBER 17, 1996 in Volume 184 at Page 885 of the records of the Recorder of MADISON County, Iowa. The Note and Mortgage and any other related documents are hereafter cumulatively referred to as the "Loan Documents".

B. The parties have agreed to modify and extend the maturity date of the Note, and it is necessary to provide for a similar modification and extension of the Mortgage. The parties agree as follows:

1. The maturity date of the Note is extended to APRIL 1, 1998, at which time all outstanding sums due to Lender under the Note shall be paid in full.
2. The parties acknowledge and agree that, as of MARCH 4, 1998, the unpaid principal balance due under the Note was \$ 211,000.00, and the accrued and unpaid interest on that date was \$ 10,853.42.
3. The Mortgage is further modified as follows:

4. Except as expressly modified herein, all terms and conditions of the Loan Documents shall remain in full force and effect. The parties hereby adopt, ratify and confirm these terms and conditions as modified.
 5. Mortgagor agrees to execute any additional documents which may be required by Lender to carry out the intention of this Agreement. As of the date of this Agreement, there are no claims, defenses, setoffs or counterclaims of any nature which may be asserted against Lender by any of the undersigned.

SCHEDULE A

SEE ADDENDUM "A"

LENDER: Mercantile Bank of Western Iowa
 By: Eugene Turner
 EUGENE TURNER
 LOAN OFFICER
 MORTGAGOR: GEORGEANNE M. WILSON
Georgianne M. Wilson
 GEORGEANNE M. WILSON

MORTGAGOR: JAMES R. WILSON
James R. Wilson
 JAMES R. WILSON

MORTGAGOR: _____
 MORTGAGOR: _____
 MORTGAGOR: _____
 MORTGAGOR: _____

STATE OF LOWA)
COUNTY OF Polk) SS:

On this 12th day of February, 1998, before me, the undersigned, a Notary Public in and for said county and state, personally appeared JAMES R. WILSON AND GEORGEANNE M. WILSON, HUSBAND AND WIFE, to me personally known to be the identical person(s) named in and who executed the within and foregoing instrument, and acknowledged that he/she executed the same as his/her voluntary act and deed.



Eugene Turner
EUGENE TURNER, Notary Public
in and for said County and State

STATE OF _____)
COUNTY OF _____) SS:

On this _____ day of _____, before me, the undersigned, a Notary Public in and for said county and state, personally appeared _____, to me personally known to be the identical person(s) named in and who executed the within and foregoing instrument, and acknowledged that he/she executed the same as his/her voluntary act and deed.

_____, Notary Public
in and for said County and State

STATE OF _____)
COUNTY OF _____) SS:

On this _____ day of _____, before me, the undersigned, a Notary Public in and for said county and state, personally appeared _____, to me personally known, who being by me duly sworn, did say that they are the _____

respectively, of said corporation executing the within and foregoing instrument, that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation; that said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directors; and that the said _____ as such officers acknowledged the execution of said instrument to be the voluntary act and deed of said corporation by it and by them voluntarily executed.

_____, Notary Public
in and for said County and State

STATE OF _____)
COUNTY OF _____) SS:

On this _____ day of _____, before me, the undersigned, a Notary Public in and for said county and state, personally appeared _____, to me personally known, who being by me duly sworn, did say that they are the _____

respectively, of said corporation executing the within and foregoing instrument, that (no seal has been procured by the said) (the seal affixed thereto is the seal of said) corporation; that said instrument was signed (and sealed) on behalf of said corporation by authority of its Board of Directors; and that the said _____ as such officers acknowledged the execution of said instrument to be the voluntary act and deed of said corporation by it and by them voluntarily executed.

_____, Notary Public
in and for said County and State

STATE OF _____)
COUNTY OF _____) SS:

On this _____ day of _____, before me, the undersigned, a Notary Public in and for said county and state, personally appeared _____, to me personally known, who being by me duly sworn, did say that the person is one of the partners of _____

_____ a partnership, and that the instrument was signed on behalf of the partnership by authority of the partners and the partner acknowledged the execution of the instrument to be the voluntary act and deed of the partnership by it and by the partner voluntarily executed.

_____, Notary Public
in and for said County and State

STATE OF _____)
COUNTY OF _____) SS:

On this _____ day of _____, before me, the undersigned, a Notary Public in and for said county and state, personally appeared _____, to me personally known, who being by me duly sworn, did say that the person is one of the partners of _____

_____ a partnership, and that the instrument was signed on behalf of the partnership by authority of the partners and the partner acknowledged the execution of the instrument to be the voluntary act and deed of the partnership by it and by the partner voluntarily executed.

_____, Notary Public
in and for said County and State

ADDENDUM "A"

Parcel "B" located in the Northeast Quarter (NE $\frac{1}{4}$) of Section Thirty (30), Township Seventy-seven (77) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, described as follows: Beginning at the NE corner of said Section Thirty (30), thence South 00°00' East (assumed for the purpose of this description only) along the East line of said Northeast Quarter (NE $\frac{1}{4}$) 1305.70 feet to the SE corner of the Northeast Quarter (NE $\frac{1}{4}$) of the Northeast Quarter (NE $\frac{1}{4}$) of said Section Thirty (30), thence continuing South 00°00' East along said east line of the Northeast Quarter (NE $\frac{1}{4}$) 581.28 feet to the center line of a County Road as presently established; thence Northwesterly along said center line and along a curve to the left having a central angle of 5°36', a radius of 6462.81 feet, an arc distance of 633.04 feet and a chord bearing North 22°40' West, 632.78 feet; thence North 25°28' West, along said center line, 520.80 feet; thence Northwesterly along said center line and along a curve to the left having a central angle of 19°36', a radius of 675.40 feet; an arc distance of 231.03 feet and a chord bearing North 35°16' West, 229.90 feet; thence North 45°04' West along said center line, 77.75 feet; thence Northerly along said center line and along a curve to the right having a central angle of 55°48'; a radius of 190.21 feet; an arc distance of 185.19 feet and a chord bearing North 17°10' West, 177.96 feet; thence North 10°43' East, along said center line 432.26 feet to the North line of said Northeast Quarter (NE $\frac{1}{4}$), thence South 89°35' East, along said North line 627.62 feet to the point of beginning, containing 17.658 acres, more or less, including 1.537 acres for road right-of-way over the westerly 33.00 feet thereof,