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LISA SMITH. COUNTY RECORDER MADISON COUNTY IOWA

Prepared by and return to:

Gary Jenkins, 3201 Mary Lynn Dr., Urbandale, IA 50322 Phone: (515)276-9320

## CONTRACT AMENDMENT

This Amendment made this  $\cancel{1}$  day of February, 2010, by and between Gary Jenkins of Polk County, State of Iowa, Seller; and Tom Brown and Deb Brown, husband and wife, as joint tenants with full right of survivorship and not as tenants in common, of Madison County, State of Iowa, Buyer.

Whereas Seller and Buyer wish to amend and modify one certain Real Estate Contract -Installments, dated July 24, 2008 and recorded August 7, 2008 in Book 2008, Page 2452 of the Madison County records, for the purchase of real estate situated in the County of Madison, State of Iowa, to-wit:

The North Half (1/2) of Lots Five (5) and Six (6) and the West 52 Feet of the North Half of Lot Seven (7), in Block Twenty-three (23) of the Original Town of Winterset, Madison

(Locally known as 115 S. 2<sup>nd</sup> Ave., Winterset, Iowa)

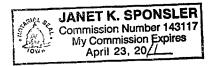
Seller and Buyer hereby amend and modify said Contract at Item 1.b. BALANCE OF PURCHASE PRICE. \$173,692.65, as follows:

\$1,498.47 due and payable on or before the 1<sup>st</sup> day of January, 2010, with interest thereon at the rate of 8% per annum; and \$1,498.47 due and payable on or before the 1st day of each and every month thereafter for twelve (12) months. Beginning with the payment due the 1<sup>st</sup> day of January, 2011, the payment shall be due in the amount of \$2,002.30, with interest thereon at the rate of 8% per annum, and \$2,002.30 due on the 1st day of each and every month thereafter until August 1, 2012, at which time the entire unpaid balance of the contract, including principal and accrued interest, is paid in full.

All other terms and conditions shall remain unchanged.

Signed this 18	day of February, 2010		
Aller Amber	7	Low Brown	
Gary Jenkins	(Seller)	Tom Brown	(Buyer)
		Debbie Drou	<u></u>
	(Seller)	Deb Brown	(Buyer)
STATE OF IOWA	)		
COUNTY OF POLK	) SS: )		

On this /8 day of February, 2010, before me the undersigned, a Notary Public in and for said County in said state, personally appeared Gary Jenkins, Tom Brown and Deb Brown, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that he executed the same as his voluntary act and deed.



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Public in and for the State of Iowa