

Document 2009 1086

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LISA SMITH, COUNTY RECORDER
MADISON IOWA

FOR RECORDER'S USE ONLY

Prepared By: Cherlyn Hullinger, Loan Processor, Great Western Bank, 610 W McLane Street, Osceola, IA 50213-0492, (641) 342-4140

ADDRESS TAX STATEMENT:

Robert M. Wagley and Peggy A. Wagley, 225 Prairie View Drive #3206, West Des Moines, IA 50266

RECORDATION REQUESTED BY:

Great Western Bank, Osceola, 610 W McLane Street, PO Box 492, Osceola, IA 50213-0492

✓ **WHEN RECORDED MAIL TO:**

Great Western Bank, Osceola, 610 W McLane Street, PO Box 492, Osceola, IA 50213-0492

MODIFICATION OF MORTGAGE

The names of all Grantors (sometimes "Grantor") can be found on page 1 of this Modification. The names of all Grantees (sometimes "Lender") can be found on page 1 of this Modification. The property address can be found on page 2 of this Modification. The legal description can be found on page 1 of this Modification. The related document or instrument number can be found on page 1 of this Modification.

THIS MODIFICATION OF MORTGAGE dated April 3, 2009, is made and executed between Robert M. Wagley and Peggy A. Wagley; husband and wife (referred to below as "Grantor") and Great Western Bank, whose address is 610 W McLane Street, PO Box 492, Osceola, IA 50213-0492 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated September 15, 2008 (the "Mortgage") which has been recorded in Madison County, State of Iowa, as follows:

Filed in Madison County, Iowa on 9-19-2008 in Book 2008 Page 2838.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property located in Madison County, State of Iowa:

Lot Twenty-seven (27) of Phase II, Timber Ridge Estates, located in the Northeast Quarter (1/4) of Section Twenty-nine (29) in Township Seventy-seven (77) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa.

**MODIFICATION OF MORTGAGE
(Continued)**

Loan No: 12210005115

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The Real Property or its address is commonly known as Treeline Court, Van Meter, IA 50261.

MODIFICATION. Lender and Grantor hereby modify the Mortgage as follows:

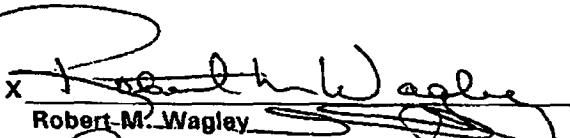
Increase the amount of the mortgage to \$288,000.00.

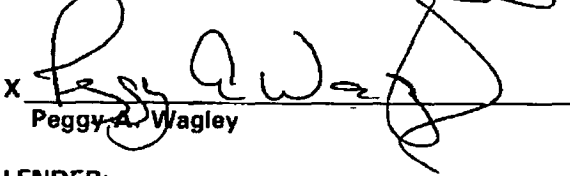
CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED APRIL 3, 2009.

GRANTOR ACKNOWLEDGES RECEIPT OF A COMPLETED COPY OF THIS MODIFICATION OF MORTGAGE AND ALL OTHER DOCUMENTS RELATING TO THIS DEBT.

GRANTOR:

X 
Robert M. Wagley

X 
Peggy A. Wagley

LENDER:

GREAT WESTERN BANK

X 
Vicky K. Halvorsen, Vice President Community Banking

MODIFICATION OF MORTGAGE

Loan No: 12210005115

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INDIVIDUAL ACKNOWLEDGMENT

STATE OF Iowa)
COUNTY OF Clarke) SS

On this 3 day of April, A.D., 2009, before me, a Notary Public in and for said County and State, personally appeared Robert M. Wagley and Peggy A. Wagley, husband and wife, to me known to be the persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Vicky K Halvorsen
Notary Public in the State of Iowa



LENDER ACKNOWLEDGMENT

STATE OF Iowa)
COUNTY OF Clarke) SS

On this 10 day of April, A.D., 2009, before me, the undersigned Notary Public in said County and State, personally appeared Vicky K. Halvorsen and known to me to be the Vice President Community Banking, authorized agent for Great Western Bank that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of Great Western Bank, duly authorized by Great Western Bank through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and in fact executed this said instrument on behalf of Great Western Bank.

By Cassie M. Vanatta
Notary Public in and for the State of IA

Residing at Osceola Iowa
My commission expires 10-25-2011

