

REAL ESTATE MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

THAT RICHARD K. & BONNIE J. REED (HUSBAND & WIFE)

of 423 S. 3RD ST. WINTERSET, IA 50273 Mortgagors herein. do mortgage and convey

to ALLIED WINDOW MANUFACTURING of 5387 NW 2ND AVE, DES MOINES,

Mortgagee. to secure payment of a certain Home Improvement Consumer Credit Sales Agreement executed by the Mortgagors bearing even date herewith and payable

to the Mortgagee in the amount of THREE THOUSAND SEVEN HUNDRED TWENTY SEVEN AND 20/100

Dollars (\$ 3727.20) as evidenced by and payable under the terms of the said Home Improvement Consumer Credit Sales Agreement. the

following described premises situated in MADISON County, Iowa, to-wit:

TRACT 1 EAST 69 1/2' OF LOTS 5 & 8 IN BLOCK 3, OF GUIBERSON'S ADDITION TO WINTERSET, MADISON COUNTY, IOWA

TRACT 2 WEST 52' AND 10" OF LOTS 5 & 8, OF GUIBERSON'S ADDITION TO WINTERSET, MADISON COUNTY, IA.

FOR RELEASE OF ANNEXED MORTGAGES SEE MORTGAGE RECORD 162 PAGE 394

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IND REC PAGE

MARY E. WELTY RECORDER MADISON COUNTY, IOWA

Fee \$5.00

That the intention herein is to convey hereby an absolute title in fee simple, including all the rights of homestead and dower, to the said Mortgagee, its successors and assigns. That the said Mortgagors represent to and covenant with the Mortgagee, that they have the right to sell and convey the said premises and that they will warrant and defend the said premises against the lawful claims of all persons.

That the Mortgagors do hereby release all rights of homestead and dower and all rights of distributive share and other rights in and to said premises. That these presents are upon the expressed condition that if the said Mortgagors, their heirs, successors or assigns shall pay or cause to be paid to the Mortgagee, its heirs, successors or assigns the amount specified above according to the tenor and effect of the Home Improvement Consumer Credit Sales Agreement of the said Mortgagors, then these presents would be void, otherwise to be and remain in full force and effect. This mortgage shall stand as security for said Home Improvement Consumer Credit Sales Agreement and for any and all future advances made by the Mortgagee to the Mortgagors.

That the Mortgagors further agree that they will pay all taxes and assessments levied against said real estate before the same become delinquent and will keep the buildings on said premises in a good state of repair and fully covered with an insurance policy showing any loss payable to the parties as interests may appear, and will make the payments promptly as herein agreed as the same become due and that failure to do so shall give the Mortgagee the right to declare the whole sum, less unearned charges, due and payable, subject to Mortgagors' right to cure, at once and foreclose upon the property.

In the event of foreclosure of this mortgage and the sale of the property, the time of one year for redemption as provided by law will be reduced to six months in the event the Mortgagee waives its right to a deficiency judgment. The period of redemption as provided by law will be reduced to sixty days in the event the real estate covered by this mortgage is abandoned by the Mortgagors and/or the persons or person performing under this mortgage at the time of foreclosure; in the event the Mortgagee waives its right to a deficiency judgment.

IN WITNESS WHEREOF, the Mortgagors hereunto set their hands this 9 day of SEPT 19 87

RICHARD K. REED Mortgagor

BONNIE J. REED Mortgagor

STATE OF IOWA COUNTY OF MADISON ss.

On this 9 day of SEPT 19 87 before me, a Notary Public in and for

MADISON County, Iowa, appeared RICHARD K. & BONNIE J. REED

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.

IN WITNESS WHEREOF, I set my hand this 9 day of SEPT 19 87



Michael Burton

Notary Public in and for the State of Iowa

1000... by Mortgage To Borg-... accept Corp see Mtg Rec 149-189