

RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, that First Federal Savings Bank, F.S.B., F/K/A Megavest Corporation, a corporation organized and existing under the laws of the State of Illinois, and whose address is 612 N. Main St., Rockford, Illinois, 61103, the party secured in and by a certain mortgage executed by James P and Margo W Phelan, Husband and Wife dated the 06 day of July, 1993 A.D., and recorded in the office of the Recorder's Office of the County of Madison, State of Iowa, in BOOK 168, PAGE(s) 15, does hereby acknowledge that it has received full payment and satisfaction of said mortgage, and in consideration thereof, does hereby forever release and discharge the same and quit claim all right and interest to and in the premises therein described and conveyed for a description whereof reference may be has to said mortgage to the record thereof.

IN WITNESS WHEREOF, the said First Federal Savings Bank, F.S.B., has caused it corporate seal to be affixed hereto and has caused its name to be signed by these presents by its Assistant Vice President, Blair A. Wicker, and attested to by its Assistant Secretary, Caroline R. Davitt, this 30 day of December, A.D., 1993.

FIRST FEDERAL SAVINGS BANK, F.S.B.

*[Signature]*  
Assistant Vice President

*[Signature]*  
Assistant Secretary

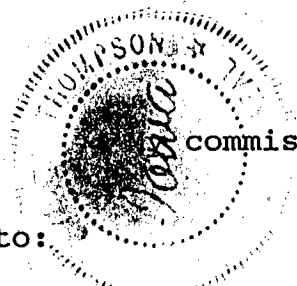


STATE OF IOWA )  
                  ) SS:  
COUNTY OF POLK )

I, the undersigned, a Notary Public, in and for said County in the State aforesaid, do hereby certify that Blair W. Wicker, personally known to me to be the Assistant Vice President and Caroline R. Davitt, personally known to me to be the Assistant Secretary of First Federal Savings Bank, F.S.B., whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as said Assistant Vice President and Assistant Secretary of said corporation, caused the corporate seal to be affixed thereto, pursuant to authority act and deed, and as the free and voluntary act and deed of the corporation for the uses and purposes therein set forth.

Given under my hand a Notarial Seal this 30 day of December, A.D., 1993.

*[Signature]*  
Notary Public



commission Expires: April 6, 1995

When filed please return to:

First Federal, 7733 Douglas, Urbandale, Iowa 50322

COMPUTER   
RECORDED   
COMPARED