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LISA SMITH, COUNTY RECORDER MADISON COUNTY IOWA

2 Preparer: Joseph W. Coppola III, Wasker, Dorr, Wimmer & Marcouiller PC 4201 Westown Pkwy; Ste 250; WDM, LA 50266 (41057REGESB)

## AFFIDAVIT OF DISCLAIMER

STATE OF NEW JERSEY	)
	) ss:
COUNTY OF BURLINGTON	)

RETURN TO: SAME

Re: Parcel "G" being a part of Parcel "A", located in the Fractional Northwest Quarter (1/4) of the Northwest Quarter (1/4) of Section Two (2), Township seventy-six (76) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 8.750 acres, as shown in Plat of Survey filed in Book 2001, Page 3163 on July 20, 2001, in the Office of the Recorder of Madison County, Iowa, and amended in Plat of Survey filed in Book 2003, Page 6920 on November 9, 2003, in the Office of the Recorder of Madison County, Iowa.



I, DOLORES LAURIA as ASSISTANT SECRETARY of MERS as nominee for Charles Schwab Bank, having been first duly sworn, do hereby depose and state as follows:

- 1. That Paul J. Heffron and Kelly L. Heffron, husband and wife, executed a mortgage in favor of MERS as nominee for Charles Schwab Bank recorded March 24, 2008 in Book 2008 at Page **9**60;
- 2. That said mortgage erroneously encumbered the above-described legal description;
- 3. That I am filing this Affidavit to disclaim any interest MERS as nominee for Charles Schwab Bank has in the above-described property, which may have been created by, or arising from the erroneous mortgage encumbering the above-described real estate;

I offer this Affidavit to clear potential clouds on the chain of title to the above-described real estate.

## DATED this 14<sup>TH</sup> day of May, 2012.

MERS as nominee for Charles Schwab Bank

By:\_\_\_\_

Dolores Laury Assistant Secretary

SUBSCRIBED AND SWORN to before me this 14th day of May, 2012 by Dolores Lauria as Assistant Secretary of MERS as nominee for Charles Schwab Bank.

BETH LASHLEY NOTARY PUBLIC OF NEW JERSEY My Commission Expires 9/26/2016

Beth Lashlev

Notary Public of New Jersey

My Commission Expires: September 26, 2016