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INDX
ANNO
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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

LOAN# 3158676
MIN: 1003445-00031586763 MERS Phone: 1-888-679-6377

This form was prepared by: David Koch, Union State Bank, address:
201 W Court Ave., Winterset, IA 50273 . tel. no: 515-462-2161

ASSIGNMENT OF MORTGAGE

For Value Received, the undersigned holder of a Mortgage (herein "Assignor") whose address is 201 W Court Ave., Winterset, IA 50273, does hereby grant, sell, assign, transfer and convey, unto **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., its successors and assigns PO Box 2026, Flint, Michigan 48501-2026** all its right, title and interest in and to a certain mortgage dated July 16, 2012, made and executed by Terry Cooper (AKA Terry R. Cooper), Amy Cooper (AKA Amy M. Cooper), **Husband and Wife**

to and in favor of Union State Bank upon the following described property situated in Madison County, State of Iowa:

LEGAL DESCRIPTION: SEE ATTACHED

PROPERTY ADDRESS: 2732 Settlers Trl., St. Charles, IA 50240

such Mortgage having been given to secure payment of \$335,000.00 which Mortgage is of record in Book, Volume, or Liber No. 2012, at page: 2168 (or as No. 2012-2168 of the County Records of Madison County, State of Iowa, together with the note(s) and obligations therein described and the money due and to become due thereon with interest, and all rights accrued or to accrue under such Mortgage.

TO HAVE AND TO HOLD the same unto Assignee, its successors and assigns, forever, subject only to the terms and conditions of the above-described Mortgage.

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Mortgage on this

July 16, 2012.



Union State Bank

David A Koch, VP (Officer's signature)

David A. Koch, VP

STATE OF Iowa, Madison County ss:

On this July 16 day of 2012, before me, a Notary Public in the State of Iowa, personally appeared David A. Koch to me personally know to be the person (s) named in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same as his/her/their voluntary act and deed.

My Commission Expires: 1-18-15

Erin Harman
Notary Public in and for the County and State
Erin Harman
Notary's Name



A part of the West Half ($\frac{1}{2}$) of Section Thirty-two (32) in Township Seventy-five (75) North, Range Twenty-six (26) West of the 5th P.M., Madison County, Iowa, described as follows: Beginning at a point on the West line of the Southwest Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$) of said Section that is 427.5 feet South of the Northwest corner of the said Southwest Quarter ($\frac{1}{4}$) of the Northwest Quarter ($\frac{1}{4}$), thence South 1233 feet, thence North 44°52' East, 181.5 feet, thence along a curve to the right 149.54 feet, thence North 55°46' East, 229.5 feet, thence along a curve to the right 199.77 feet, thence North 62°30' East, 1250.5 feet, thence North 61°40' West, 317.4 feet, thence along a curve to the right 298.78 feet, thence North 49°03' West, 134.6 feet, thence along a curve to the left 425.28 feet, thence South 55°15' West, 137.8 feet, thence along a curve to the right 338.49 feet, thence North 88°20' West, 181.5 feet to the point of beginning, subject to road easement, and containing 28 acres, more or less.

