



Document 2012 2259

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

LOAN# 3163069
MIN: 100344500031630694 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

2/10 1P

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 31, 2012, made and executed by Stephen John Hutchison and Kathryn L. Hutchison, 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:

Parcel "F" located in the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Twenty-five (25), Township Seventy-six (76) North, Range Twenty-eight (28) West of the 5th P.M., City of Winterset, Madison County, Iowa, containing 1.097 acres, as shown in Plat of Survey filed in Book 2005, Page 4170 on August 31, 2005, in the Office of the Recorder of Madison County, Iowa.



PROPERTY ADDRESS: 1411 N 8th Ave., Winterset, IA 50273

such Mortgage having been given to secure payment of \$68,000.00 which Mortgage is of record in Book, Volume, or Liber No. 2012, at page 2258 (or as No. 2258 of the Madison 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 31st of July, 2012.



Union State Bank

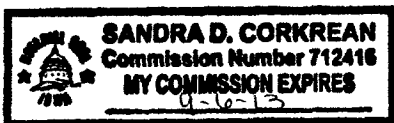
David A Koch (Officer's signature)

David A. Koch
Vice President

STATE OF Iowa, Madison County ss:

On this 31st day of July, 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: 9-6-13



Sandra D. Corkrean
Notary Public in and for the County and State

Sandra D. Corkrean
Notary's Name