ASSIGNMENT OF SELLERS' INTEREST IN MORTGAGE

ASSIGNMENT granted this 31 day of December, 1984, by Russell D. Richards and Joan C. Richards, husband and wife, herein referred to as "Assignors", to Brenton Bank and Trust Company, herein referred to as "Assignee".

WITNESSETH:

WHEREAS Assignors have previously assigned to Assignee its interest in one certain real estate mortgage, which mortgage was conveyed by Leonard D. Bunch and Frances C. Bunch, husband and wife, to Assignors, and which mortgage is recorded in Book 132, page 680, in the office of the Madison County Recorder, for security purposes, and

WHEREAS Assignors are now in default upon the obligations secured by the Assignment of Sellers' Interest in Real Estate Mortgage which was conveyed by Assignors to Assignee on February 11, 1983, and which assignment for security purposes was recorded on February 14, 1983, in Book 137, page 106, in the office of the Madison County Recorder, and

WHEREAS Assignors and Assignee have agreed that the assignment should be made unconditional.

IN CONSIDERATION OF THE MUTUAL COVENANTS AND AGREEMENTS SET FORTH HEREIN AND IN THE ASSIGNMENT OF SELLERS' INTEREST IN REAL ESTATE MORTGAGE FOR SECURITY PURPOSES, ASSIGNORS AND ASSIGNEE AGREE:

1. That Assignors hereby assign to Assignee, unconditionally, all right, title, and interest which they may have in one certain real estate mortgage conveyed by Leonard D. Bunch and Frances C. Bunch, husband and wife, which mortgage is dated February 29, 1980, and was filed in Book 132, page 680, in the office of the Madison County Recorder, and which mortgage encumbered the following described real estate:

E½ of the SE¼ of Section 22; W½ of the SW¼ of Section 23; SW¼ of Section 26; NE¼ of Section 27; the E½ of the SE¼ of Section 27; the NW¼ of the SE¼ of Section 27; the NE¼ of the NW¼ of Section 27 and the North 14 acres of the North side of the SE¼ of the NW¼ of Section 27, all in Township 74 North, Range 27, West of the 5th P.M., Madison County, Iowa.

2. By this assignment, Assignors hereby disclaim any further interest in or to the real estate described in the mortgage, and convey whatever rights or remedies which they may have by the terms of the aforesaid mortgage to Assignee.

Compared

FILED NO. 1057
BOOK 141 PAGE 423
1985 JAN 16 AM 10:06
MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee $10.00

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DATED the day and year first above written.

Russell D. Richards

Joan C. Richards

Brenton Bank and Trust Company

By: K E Hykes, VP

By: Joann Huddleston

STATE OF MISSOURI)
)ss:
COUNTY OF Sullivan)

On this 2nd day of December, 1984, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Russell D. Richards and Joan C. Richards, husband and wife, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

Merrill E. Montgomery
Notary Public in and for the State of Missouri

My Commission Expires Aug 17 1988

STATE OF IOWA)
)ss:
DALLAS COUNTY)

On this 9th day of January, 1985, before me, the undersigned, a Notary Public in and for the State of Iowa, personally appeared Ken Hykes, to me personally known, who, being by me duly sworn, did say that he is the Vice President of Brenton Bank and Trust Company; that said instrument was signed on behalf of said Brenton Bank and Trust Company by authority of its Board of Directors; and that the said Ken Hykes as such officer acknowledged the execution of said instrument to be the voluntary act and deed of said Brenton Bank and Trust Company, by it and by him voluntarily executed.

Notary Public in and for the State of Iowa