IND. ✓
REC.
PAGE ✓

DEED REC. 108

Date ✓ May 12, 1978, 19

Place ✓ Dexter, Iowa

Loan No. (F) DL (B) 105469 2000 DES

ASSIGNMENT [redacted] OF REAL ESTATE CONTRACT

In order to induce the Small Business Administration, a federal agency with its principal office in Washington, D. C., and a District Office in Des Moines, Iowa, to make a loan to the undersigned and in order to provide security, in part, therefore, the undersigned borrowers do hereby assign all of their right, title and interest in and to a certain Real Estate Contract, described below, to said Small Business Administration:

That certain Real Estate Contract concerning real property legally described on the back page of this instrument, and dated on 10-30-75 wherein Jon Neal Shepherd, single is/are the original contract vendor(s) and Carroll Wayne Kopaska and Lugene Marie Kopaska, husband and wife, were the original contract vendee (s), and which original contract was recorded at Book 105, Page 254, in the office of the Madison County Recorder, and which Contract was later ~~assigned~~ sold to Vendors Lawrence Garner and ~~Garner~~, husband ~~and wife,~~ by ~~Assignment~~ Sales of Real Estate Contract dated Feb. 28 1978, and of record at Book 107, Page 438, in the office of said County Recorder.

It is distinctly understood, however, that this assignment imposes no liability on the assignees thereof, unless and until said Small Business Administration, Assignee, undertakes to assume the rights, liabilities, and obligations under said Real Estate Contract, by written notice, given by it to the contract vendor or contract vendee.

Assignors further stipulate that no previous assignment has been made, that all terms of purchase contract have been or will be fulfilled and agree further that no additional assignment will be made of the realty specified under the aforementioned contract.

Assignors agree that upon fulfilling the terms of the purchase of sale contract and acquiring a deed thereto, they will execute a real estate mortgage to assignee as additional collateral security for payment of a Note dated May 12, 1978.

Comp. J FILED NO. 2605
BOOK 108 PAGE 16

Fee 4 50

1978 MAY 30 PM 2:51

MARY E. WELTY
RECORDER
MADISON COUNTY, IOWA

✓ Carroll Wayne Kopaska
Carroll Wayne Kopaska

✓ Lugene Marie Kopaska
Lugene Marie Kopaska

NOTARY - Individual & Partnership

STATE OF Iowa)
) ss.
COUNTY OF Dallas)

I, Vivian Lawson, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Carroll Wayne Kopaska & Lugene Marie Kopaska personally known to me to be the same person whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 12th day of May, A.D., 19 78.

NOTARIAL SEAL IOWA
VIVIAN LAWSON
MY COMMISSION EXPIRES
September 30, 1979

Vivian Lawson
Notary Public

My Commission Expires: _____

NOTARY - Corporation

STATE OF)
) ss.
COUNTY OF)

I, _____, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that _____ President and _____ Secretary, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, and personally known to me to be the President and Secretary, respectively of _____, a corporation, appeared before me and acknowledged that they signed and sealed and delivered the said instrument as their free and voluntary act as such President and Secretary respectively, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this _____ day of _____, A.D., 19_____.

ORIGINAL TO SBA

_____
Notary Public

for Release of Assignment see Mtg. Bk. 137-178

CONSENT TO ASSIGNMENT OF REAL ESTATE CONTRACT

Consent is hereby given to the assignment of real estate contract as described on the face of this instrument, and the undersigned agrees to give written notice to Small Business Administration of any default in payments on said contract and will allow ninety (90) days' after notice for SBA to cure such default.

NEW
~~XXXXXXX~~
ORIGINAL CONTRACT VENDOR:

✓ Lawrence E. Gardner
~~Lawrence Garner~~ LAWRENCE E. GARDNER

✓
Garner

LAWRENCE E. GARDNER
654 Harwood Drive
DES MOINES, IOWA 50312

NOTARY - Corporation

STATE OF)
) ss.
COUNTY OF)

I, _____, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that _____ President and _____ Secretary, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, and personally known to me to be the President and Secretary, respectively of _____, a corporation, appeared before me and acknowledged that they signed and sealed and delivered the said instrument as their free and voluntary act as such President and Secretary respectively, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this _____ day of _____, A.D 19_____.

_____
Notary Public

My Commission Expires:_____

NOTARY - Individual & Partnership

STATE OF IOWA)
) ss.
COUNTY OF POLK)

I, Beverly A. Poran, a Notary Public in and for said County, in the State aforesaid, do hereby certify that LAWRENCE E. GARDNER personally known to me to be the same person whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 8th day of MAY, A.D. 19 88.

BEVERLY A. POLAN
Notary Public in and for the State of Iowa

Beverly A. Poran
Notary Public

LEGAL DESCRIPTION:

The Northeast Fractional Quarter (NE Frl ¼), and the East Fractional Half (E frl½) of the Northwest Fractional Quarter (NW frl.¼), and the Southeast Quarter (SE¼), and the Northeast Quarter (NE¼) of the Southwest Quarter SW¼) of Section Five (5), Township Seventy-six (76) North, Range Twenty-nine (29) West of the 5th P.M., Madison County, Iowa

42 A

n/a

SMALL BUSINESS ADMINISTRATION
Disaster Office
3rd & Keo Way
DES MOINES, IOWA 50309