



Document 2016 283

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LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

Prepared By: **Samantha Armour, (608)829-6516**
BANKERS' BANK
7700 MINERAL POINT RD
MADISON, WI 53717

✓ Return To: **FARMERS & MERCHANTS STATE BANK, WINTERSET**
101 W JEFFERSON, WINTERSET, IA 50273

ASSIGNMENT OF MORTGAGE

For Value Received, the undersigned holder of a Mortgage, **FARMERS & MERCHANTS STATE BANK, WINTERSET**

(herein "Assignor"), whose address is **101 W JEFFERSON, WINTERSET, IA 50273**

, does hereby grant, sell, assign, transfer and convey, unto **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC, ITS SUCCESSORS AND ASSIGNS**,

a corporation organized and existing under the laws of **DELAWARE**

(herein "Assignee"), whose address is **PO BOX 2026, FLINT, MI, 48501-2026**

, a certain Mortgage dated **January 29th, 2016**, made and executed by **RUSSELL WILMER NUZUM A SINGLE PERSON**

to and in favor of **FARMERS & MERCHANTS STATE BANK, WINTERSET**

following described property situated in **MADISON**
SEE ATTACHED LEGAL DESCRIPTION

upon the
County, State of Iowa:

Parcel ID Number: **500092948010000** such Mortgage having been given to
secure payment of **One Hundred Eleven Thousand and 00/100**

(**\$ 111,000.00**)

(Include the Original Principal Amount) which Mortgage is of record in Book, Volume, or Liber No.

2016, at page **282** (or as No.) of the

MERS MIN Number: 100333000000488763
MERS Phone Number: 1-800-679-6377

Records of **MADISON** County, State of Iowa,
together with the note(s) and obligations therein described, 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 successor 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
1/29/2016

Staci Shortt
Witness

Witness

Attest

**FARMERS & MERCHANTS STATE BANK,
WINTERSET**

(Assignor)
By: Tim J. Rethmeier, VP
(Signature)

State of **IA**
County of **MADISON**

This instrument was acknowledged before me on **January 29th, 2016**
by Tim J. Rethmeier of the above named Corporation,
to me known to be the person(s) who executed the forgoing instrument, and
to me known as the Vice President of said corporation,
as and acknowledged that they executed the foregoing instrument as such of
officer(s) as the deed of said corporation by its authority.




Staci Shortt
Notary Public, State of Iowa
MADISON County
My Commission Expires:
10/9/18

Legal Description for
Russell Wilmer Nuzum
2940 - 260th St, St Charles, IA 50240

Encumbers: Parcel "C" in the Southeast Quarter (1/4) of the Northwest Quarter (1/4) and the Northeast Quarter (1/4) of the Southwest Quarter (1/4) all in Section 29, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa more particularly described as follows: Beginning at the Northwest Corner of the Northeast Quarter (1/4) of the Southwest Quarter (1/4) of Section 29, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa thence South 01°56'02" East 237.70 feet; thence South 81°28'16" East 262.36 feet; thence North 16°54'48" East 318.15 feet; thence North 84°22'56" East 200.10 feet; thence North 00°13'42" East 396.46 feet; thence North 66°44'52" West 220.85 feet; thence South 85°27'07" West 356.97 feet to a point on the West line of the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of said Section 29; thence South 00°13'42" West 475.85 feet to the Point of Beginning containing 7.795 acres. And a 16.00 feet wide easement over and across the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section 29, Township 75 North, Range 26 West of the 5th P.M., Madison County, Iowa, more particularly described as follows: Commencing at the SW corner of the Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section 29, Township 75 North, Range 26 West of the 5th P.M., thence North 84°16' East 560.72 feet along the south line of said Southeast Quarter (1/4) of the Northwest Quarter (1/4) to the point of beginning. Thence North 16°30' West 482.00 feet, thence North 00°05' West 854.20 feet, thence South 85°15' West 16.06 feet along the north line of said Southeast Quarter (1/4) of the Northwest Quarter (1/4) of Section 29, thence South 00°05' East 855.20 feet, thence South 16°30' East 481.27 feet, thence North 84°16' East 16.29 feet along the south line of said Southeast Quarter (1/4) of the Northwest Quarter (1/4) to the point of beginning.

1-29-10

Date



Russell Wilmer Nuzum