ACCELERATION AGREEMENT

In consideration of a loan in the amount of $ 13500.00 made to the undersigned (hereinafter referred to as "Mortgagor," whether one or more) by Hawkeye Mortgage Company (hereinafter referred to us as "Mortgagee"), as evidenced by a mortgage note of even date, Mortgagor hereby agrees with Mortgagee that in the event legal or equitable ownership of the mortgaged premises becomes vested in a person other than the Mortgagor, then the Mortgagee may, at its option, declare the whole of the obligation evidenced by said mortgage note and the mortgage given to secure same, together with any advancements made under either said note or said mortgage, to be at once due and payable, and may proceed at law or in equity to recover the amount due thereunder, including, but not limited to, the bringing of an action to foreclose the mortgage.

In further consideration of the making of the above-described loan by Mortgagee, Mortgagor warrants, represents and covenants to and with Mortgagee, that in the event Mortgagor should hereafter enter into any transaction, the purpose of which is to effect a transfer of the legal or equitable ownership of the mortgaged premises to a person other than Mortgagor, Mortgagor shall advise such other person of the existence and terms of this agreement, unless previoulsy notified by Mortgagee of its waiver thereof.

It is understood and agreed that the terms of this Agreement are for the benefit of Mortgagee's successors and assigns, and may be waived by Mortgagee at any time by expressed declaration to that effect.

Dated this 9th day of April, 19 73.

Lots One (1) and Two (2) in Block Fifteen (15) in Pitzer & Knight's Addition to Winterset, Madison County, Iowa

Don Edward Allen
(Don Edward Allen)

Ann Cecelia Allen
(Ann Cecelia Allen)
Mortgagor

HAWK MORTGAGE CO. SEAL

COMPARED

FILED NO. 95
BOOK 120 PAGE 697
1974 JAN 16 AM 10:52
MARX E. WELTY
RECORDER
MADISON COUNTY, IOWA
Fee 2.50 A.L.D.

119-597

Hawkeye Mortgage Company

By: Leland Bata
(Leland Bata)

Title: Loan Officer

Mortgagee

MTG. REC. 120

IND. ✓
REC. ✓
PAGE 697