



Document 2017 372

Book 2017 Page 372 Type 05 001 Pages 2

Date 1/30/2017 Time 3:11:45PM

Rec Amt \$12.00

INDX  
ANNO  
SCAN

LISA SMITH, COUNTY RECORDER  
MADISON COUNTY IOWA

CHEK

**Prepared By:** David Koch

611 W Hwy 92

Winterset, IA 50273

**Phone:** (515) 462 - 1665

**Return To:** Jayne Maxwell

201 W Court Ave

Winterset, IA 50273

**Full Legal Description Located on Page:** 1

**Lender Name Located on Page:** 1

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## Assignment of Mortgage

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**Lender's Loan Number:** 9001140

**MIN:** ~~4003445000~~90011406

**MERS Phone:** 1-888-679-6377

For Value Received, the undersigned holder of a Mortgage, Union State Bank (herein "*Assignor*") whose address is 201 W Court Ave, Box 110, Winterset, IA 50273, does hereby assign and transfer to Mortgage Electronic Registration Systems, Inc., its successors and assigns, a corporation organized and existing under the laws of Delaware whose address is P.O. Box 2026, Flint, Michigan 48501-2026, (herein "*Assignee*") a certain Mortgage, dated January 25, 2017, made and executed by Bryce Duncan and Nancy Duncan, to and in favor of Union State Bank upon the following described property situated in Madison County, State of Iowa: Parcel "B", located in the West Half (1/2) of the Southeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Ten (10), Township Seventy-five (75) North, Range Twenty-seven (27) West of the 5th P.M., Madison County, Iowa, containing 19.96 acres as shown in Plat of Survey filed in Book 3, Page 547 on February 22, 2000 in the Office of the Recorder of Madison County, Iowa: EXCEPT Parcel "F" located therein, containing 4.26 acres as shown in



Plat of Survey filed in Book 2016, Page 3509 on November 21, 2016 in the Office of the Recorder of Madison County, Iowa

Parcel ID Number: 520101088001000 such Mortgage having been given to secure payment of Eighty eight thousand Dollars (\$88,000.00) (include the Original Principal Amount) which Mortgage is of record in Book, Volume, or Liber No. 2017, at page 371 (or as No. \_\_\_\_\_) of the County Recorder Records of Madison County, State of Iowa, 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 January 25, 2017.

**Assignor**

**Union State Bank**

David A. Koch VP 1/25/17  
Date  
David A. Koch, VP

**Acknowledgment**

State of Iowa

County of Madison

This instrument was acknowledged before me on January 25, 2017 by David A. Koch VP of Union State Bank.

Sarah D. Winebrenner  
Notary Public

Sarah D. Winebrenner  
(Print Name)



My commission expires: 12-12-19

Loan Origination Organization: Union State Bank

Loan Originator: Jeffrey Gray

NMLS ID: 435185

NMLS ID: 413222