



Document 2018 1827

Book 2018 Page 1827 Type 04 002 Pages 4

Date 6/08/2018 Time 3:24:41PM

Rec Amt \$22.00

INDX
ANNO
SCAN

LISA SMITH, COUNTY RECORDER
MADISON COUNTY IOWA

CHEK

_____ State of Iowa _____ Space Above This Line For Recording Data _____

Prepared By: AMERICAN STATE BANK

1
7
CONNIE L. SIEFKAS, VICE
PRESIDENT

809 NORTH JOHN WAYNE DRIVE WINTERSET, IA 50273 PHONE #515-462-5090

Return To: AMERICAN STATE BANK
CONNIE L. SIEFKAS, VICE
PRESIDENT

809 NORTH JOHN WAYNE DRIVE WINTERSET, IA 50273

MODIFICATION OF OPEN-END MORTGAGE

DATE AND PARTIES. The date of this Real Estate Modification (Modification) is 05-31-2018

_____. The parties and their addresses are:

MORTGAGOR: MATTHEW A. MCDONALD, A SINGLE PERSON
617 SOUTH 2ND STREET
WINTERSET, IA 50273

If checked, refer to the attached Addendum incorporated herein, for additional Mortgagors, their signatures and acknowledgments. The Addendum is located on _____.

LENDER: AMERICAN STATE BANK - WINTERSET
ORGANIZED AND EXISTING UNDER THE LAWS OF THE STATE OF IOWA
809 NORTH JOHN WAYNE DRIVE
WINTERSET, IA 50273

BACKGROUND. Mortgagor and Lender entered into a Security Instrument dated 09-28-2015 and recorded on 10-02-2015. The Security Instrument was

recorded in the records of MADISON

County, Iowa at COUNTY RECORDER in Book 2045 Page 2895. The property is located in MADISON County at 617 SOUTH 2ND STREET,

WINTERSET, IA 50273.

The property is described as: (If the legal description of the property is not on page one of this Security Instrument, it is located on _____.)

LOTS SIX (6) AND SEVEN (7) IN BLOCK ONE (1) OF KIRKWOOD'S ADDITION TO THE TOWN OF WINTERSET, MADISON COUNTY, IOWA



NOTICE: THIS MORTGAGE SECURES CREDIT IN THE AMOUNT OF \$ 75,000.00
LOANS AND ADVANCES UP TO THIS AMOUNT, TOGETHER WITH INTEREST, ARE SENIOR TO INDEBTEDNESS TO OTHER CREDITORS UNDER SUBSEQUENTLY RECORDED OR FILED MORTGAGES AND LIENS.

MODIFICATION. For value received, Mortgagor and Lender agree to modify the original Security Instrument. Mortgagor and Lender agree that this Modification continues the effectiveness of the original Security Instrument. The Security Instrument was given to secure the original debts and obligations (whether identified as Secured Debts, Sums Secured, or otherwise) that now have been modified. Together with this Modification, the Security Instrument now secures the following debts and all extensions, renewals, refinancings, modifications and replacements. *(Include items such as borrower's name, note or contract amounts, interest rates (whether variable), maturity dates, etc.)*

THE MORTGAGE AMOUNT IS HEREBY MODIFIED TO BE \$75,000.00

MAXIMUM OBLIGATION LIMIT. The total principal amount secured by the Security Instrument at any one time will not exceed \$ _____ which is a \$ _____ increase decrease in the total principal amount secured. This limitation of amount does not include interest and other fees and charges validly made pursuant to the Security Instrument. Also, this limitation does not apply to advances made under the terms of the Security Instrument to protect Lender's security and to perform any of the covenants contained in the Security Instrument.

WARRANTY OF TITLE. Mortgagor warrants that Mortgagor is or will be lawfully seized of the estate conveyed by the Security Instrument and has the right to grant, bargain, convey, sell, and mortgage the property. Mortgagor also warrants that such same property is unencumbered, except for encumbrances of record.

CONTINUATION OF TERMS. Except as specifically amended in this Modification, all terms of the Security Instrument remain in effect.

NOTICE TO CONSUMER

(For purposes of this Notice, "You" means Mortgagor)

1. Do not sign this paper before you read it. 2. You are entitled to a copy of this paper. 3. You may prepay the unpaid balance at any time with penalty and may be entitled to receive a refund of unearned charges in accordance with law. 4. If you prepay the unpaid balance, you may have to pay a minimum charge not greater than seven dollars and fifty cents.

SIGNATURES: By signing below, Mortgagor agrees to the terms and covenants contained in this Modification. Mortgagor also acknowledges receipt of a copy of the Modification.

MORTGAGOR:

Matthew A. McDonald 5/31/18
(Signature) MATTHEW A. MCDONALD (Date)

(Signature) (Date)

(Signature) (Date)

LENDER: AMERICAN STATE BANK - WINTERSET

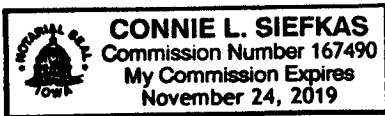
By *Connie L. Siefkas*, Vice President

ACKNOWLEDGMENT:

(Individual) STATE OF IOWA, COUNTY OF MADISON } ss.
On this 31ST day of MAY, 2018, before me, a
Notary Public in the state of Iowa, personally appeared MATTHEW A.
MCDONALD, A SINGLE PERSON to me
known to be the person(s) named in and who executed the foregoing instrument,
and acknowledged that he/she/they executed the same as his/her/their voluntary
act and deed.

My commission expires: 11-24-2019
(Seal)

Connie L. Siefkas
(Notary Public)
CONNIE L. SIEFKAS

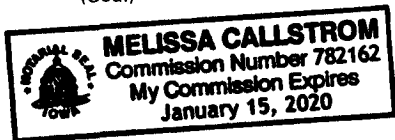


ACKNOWLEDGMENT:

(Lender) STATE OF IOWA _____, COUNTY OF MADISON _____ } ss.
On this 31st day of May, 2018, before me, a
Notary Public in the state of Iowa, personally appeared _____
Connie L Siefelis, to me personally known, who
being by me duly sworn or affirmed did say that person is _____
Vice President of said entity, (that seal affixed to said instrument is the
seal of said entity or no seal has been procured by said entity) and that said
instrument was signed and sealed, if applicable, on behalf of the said entity by
authority of its Board of Directors and the said
Vice President
acknowledged the execution of said instrument to be the voluntary act and deed of
said entity by it voluntarily executed.

My commission expires:
(Seal)

Melissa Callstrom
(Notary Public)



Loan origination organization AMERICAN STATE BANK - WINTERSET
NMLS ID 456467
Loan originator
NMLS ID