

Recorded: 1/17/2023 at 12:17:04.0 PM
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$10.00
Revenue Tax:
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2023 PG: 125

Prepared by,/Return to: Seth Koenen, Veridian Credit Union, 1616 Lafayette St, Waterloo, IA 50703 319-236-6746

PARTIAL RELEASE OF MORTGAGE

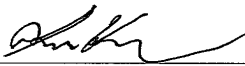
That the undersigned, the present owner(s) of the mortgage hereinafter described, for valuable consideration, receipt of which is hereby acknowledged, do hereby acknowledge that the following described real estate situated in Delaware County, Iowa to wit:

PARCEL 2022-154 Part of Lots 1, 2, and 3 of Block 18 of Pitkin's Addition to Nottingham now Earlville, Delaware County, Iowa; containing a total of 0.04 acres more or less and subject to easements, reservations, restrictions, and rights of way of record and not of record and more particularly described by metes and bounds as follows; Commencing at the Northeast Corner of Lot 1 of Block 18 of Pitkin's Addition to Nottingham now Earlville, Delaware County, Iowa; Thence South 00 degrees-07'-48" East 86.00 feet along the East line of said Lot 1 to the Point of Beginning; Thence continuing along the East line of said Lot 1 South 00 degree-07'-48" East 13.66 feet; Thence South 89 degrees-42'-57" West 133.95 feet to the east line of Parcel 2022-86 as recorded in the Office of the Delaware County Recorder Book 2022, Page 1930; Thence North 00 degree-07'-48" West 13.66 feet along the East line of said Parcel 2022-86; Thence North 89 degree-42'-57" East 133.95 feet to the Point Of Beginning; containing a total of 0.04 acres more or less and subject to easements, reservations, restrictions, and rights of way of record and not of record; The East line of Lot 3 of Block 18 of Pitkin's Addition to Nottingham now Earlville, Delaware County, Iowa is assumed to South 00 degree-07'48" East

Is hereby released from the lien of the real estate mortgage, executed by James R Bockenstedt, a single person dated July 24, 2021 and recorded July 29, 2021 in the records of the office of Delaware County in the state of Iowa in BK 2021 PG 2725, specially reserving and retaining the mortgage lien and all mortgage rights against all of the remaining property embraced in the mortgage above described.

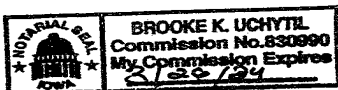
Dated this 16th day of January 2023

Veridian Credit Union

By: 
Seth Koenen-Mortgage Loan Servicing Supervisor

STATE OF IOWA)
) ss:
COUNTY OF BLACK HAWK)

On this 16th day of January 2023, before me, a Notary Public in the State of Iowa personally appeared Seth Koenen, Mortgage Loan Servicing Supervisor, to me personally known to be the persons named & who executed the foregoing instrument & acknowledge that they executed the same as her voluntary act & deed.




Notary Public in and for the State of Iowa