

Recorded: 4/26/2024 at 12:02:39.0 PM
County Recording Fee: \$12.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$15.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 908

PREPARED BY: TRACY ALBERTSON, FIRST AMERICAN MORTGAGE SOLUTIONS, 1795 INTERNATIONAL WAY, IDAHO FALLS, ID 83402, PH. 208-528-9895

WHEN RECORDED MAIL TO: FIRST AMERICAN MORTGAGE SOLUTIONS, 1795 INTERNATIONAL WAY, IDAHO FALLS, ID 83402

IOWA

COUNTY OF DELAWARE

LOAN NO.: 6110021418



RELEASE OF MORTGAGE

THE undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR NEW DAY FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS, located at P.O. BOX 2026, FLINT, MICHIGAN 48501-2026, the current Mortgagee of that certain Mortgage described below, does hereby release and reconvey, without recourse, representation or warranty, expressed or implied to the persons legally entitled thereto, all of its right, title, and interest in and to the real estate described in said Mortgage, forever satisfying, releasing, cancelling, and discharging the lien from said Mortgage.

Said Mortgage dated JUNE 22, 2023 and executed by DANIEL G. ELLEDGE AND PATRICIA J. ELLEDGE, AS HUSBAND AND WIFE AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON, Mortgagor (Borrower), to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR NEW DAY FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS, Original Mortgagee, and recorded on JUNE 27, 2023 in Book 2023 at Page 1449 in the Office of the County Recorder for the County of DELAWARE, State of IOWA.

AS DESCRIBED IN SAID MORTGAGE

PROPERTY ADDRESS: 1217 NORTH 4TH STREET, MANCHESTER, IOWA 52057-1119

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on APRIL 26, 2024.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR NEW DAY FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS

TRACY ALBERTSON, VICE PRESIDENT

POD: 20240419

SM8030119IM - LR - IA



Page 1 of 2



MIN: 100343000019027337

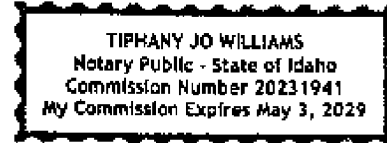
MERS PHONE: 1-888-679-6377

STATE OF IDAHO COUNTY OF BONNEVILLE) ss.

On APRIL 26, 2024, before me, TIPHANY JO WILLIAMS, personally appeared TRACY ALBERTSON known to me to be the VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR NEW DAY FINANCIAL, LLC, ITS SUCCESSORS AND ASSIGNS the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

Tiffany Jo Williams

TIPHANY JO WILLIAMS (COMM. EXP. 05/03/2029)
NOTARY PUBLIC



This document contains electronic signatures.