

Recorded: 1/8/2025 at 1:49:03.0 PM
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$10.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 102

(address, phone number and name of preparer) Return to: LAURIE WISKUS
Citizens State Bank, 1218 West Main St, Manchester, IA 52057 (563)927-8019

PARTIAL RELEASE OF DEED OF TRUST

The Mortgagee is the holder of a Deed of Trust dated 7-31-2024 which was recorded on 7-31-2024, in the office of the County Recorder for DELAWARE County, Iowa, and is indexed as BOOK 2024 PAGE 1821. This Deed of Trust was executed by DOLAN PROPERTIES, LLC, as Mortgagor in favor of Citizens State Bank as Mortgagee. Mortgagee partially releases the Deed of Trust and releases all of Mortgagee's right, title and interest in the following described property. This release is given on the express terms and condition that it shall in no way affect the lien of the above-mentioned mortgage/deed of trust on the remaining land described in said mortgage, but shall only be construed as a release from the lien of said mortgage as to the land described as:

Lot Twenty Eight (28) of "Nelson's Subdivision to Manchester Iowa", according to plat recorded in Book 4 Plats, Pages 2-5, except that part described as commencing at the Southwest corner of said Lot Twenty Eight (28), running thence North along the West line of said Lot Twenty Eight (28) one hundred ten and five tenths (110.5) feet, thence Northeasterly to a point on the Easterly line of said Lot Twenty Eight (28) to a point which is equidistant between the Southeast corner of Lot Twenty Nine (29) and the Northwest corner of Lot Nineteen (19), running thence Southeasterly on the Easterly line of said Lot Twenty Eight (28) to the Northwest corner of Lot Nineteen (19), thence Southwesterly along the Southeasterly line of said Lot Twenty Eight (28) to the point of beginning

Citizens State Bank

Dated: 1-8-2025

by: Audrey G. Savage
Audrey G. Savage, President

State of Iowa
County of Delaware ss:

On this 8th day of January, 2025, before me, a Notary Public in the State of Iowa, personally appeared **Audrey G. Savage**, to me personally known, who being by me duly sworn or affirmed did say that person is **President** (title) of said corporation, that the seal affixed to said instrument is the seal of said corporation and that said instrument was signed and sealed on behalf of the said corporation by authority of its board of directors and the said **Audrey G. Savage** acknowledged the execution of said instrument to be the voluntary act and deed of said corporation by it voluntarily executed.

My commission expires:



Laurie A. Wiskus
Notary Public in State of Iowa