

BK: 2024 PG: 166
Recorded: 1/25/2024 at 8:15:48.0 AM
Pages 1
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$10.00
Revenue Tax:
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

PREPARED BY: JEFFREY OSGOOD, 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 MADISON



RELEASE OF MORTGAGE

THE undersigned, **BANK OF AMERICA, N.A.**, located at **100 NORTH TRYON STREET, CHARLOTTE, NC 28255**, 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 **JANUARY 21, 2011** and executed by **DREW D VAN WERDEN, AND KARIN L VAN WERDEN, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, Mortgagor (Borrower), to **BANK OF AMERICA, N.A.**, Original Mortgagee, and recorded on **JANUARY 26, 2011** in Book **2011** at Page **271** as Instrument No. **2011 271** in the Office of the County Recorder for the County of **MADISON**, State of **IOWA**.

AS DESCRIBED IN SAID MORTGAGE

PROPERTY ADDRESS: **308 S JOHN WAYNE DR, WINTERSET, IOWA 50273-2119**

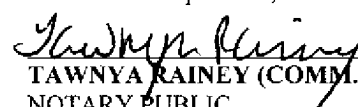
IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on **JANUARY 24, 2024**.

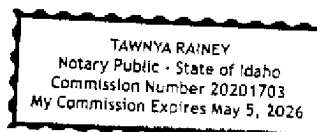
BANK OF AMERICA, N.A., BY FIRST AMERICAN MORTGAGE SOLUTIONS, LLC, AS ATTORNEY-IN-FACT, POWER OF ATTORNEY TO BE RECORDED HERewith


JEFFREY OSGOOD, VICE PRESIDENT

STATE OF **IDAHO** COUNTY OF **BONNEVILLE**) ss.

On **JANUARY 24, 2024**, before me, **TAWNIA RAINEY**, personally appeared **JEFFREY OSGOOD** known to me to be the **VICE PRESIDENT** of **FIRST AMERICAN MORTGAGE SOLUTIONS, LLC, AS ATTORNEY-IN-FACT FOR BANK OF AMERICA, N.A.** 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.


TAWNIA RAINEY (COMM. EXP. 05/05/2026)
NOTARY PUBLIC



POD: 20231226
BA80501171M - LR - IA

