

**PARTIAL RELEASE OF REAL ESTATE MORTGAGE**

**Preparer Information:** (Name, address and phone number)

Loan Service Center - Mickayla Frederick  
Earlham Savings Bank  
PO Box 426  
Earlham, IA 50072  
(515) 758-2251

**Taxpayer Information:** (Name and complete address)

Phillip J. Nemmers  
Trustee of Phillip J. Nemmers Revocable Trust  
1909 105th St  
Earlham, IA 50072

**Return Document To:** (Name and complete address)

Loan Service Center  
Earlham Savings Bank  
PO Box 426  
Earlham, IA 50072  
(515) 758-2251

**Grantors:**

Loan Service Center  
Earlham Savings Bank  
PO Box 426  
Earlham, IA 50072  
(515) 758-2251

**Grantees:**

Phillip J. Nemmers Trustee of  
Phillip J. Nemmers Revocable Trust  
1909 105th St  
Earlham, IA 50072

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 \_\_\_\_\_ Madison \_\_\_\_\_ County, Iowa to wit:

LOT TWO (2) OF REPLAT OF NEMMERS SUBDIVISION, LOCATED IN THE SOUTHWEST QUARTER (1/4) OF THE NORTHWEST QUARTER (1/4) OF SECTION THREE (3), TOWNSHIP SEVENTY-SEVEN (77) NORTH, RANGE TWENTY-EIGHT WEST OF THE 5TH P.M. MADISON COUNTY, IOWA

is hereby released from the lien of the real estate mortgage, executed by

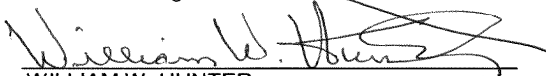
Phillip J. Nemmers as Trustee on behalf of Phillip J. Nemmers Revocable Trust

dated January 8, 2024, recorded in the records of the Office of the Recorder of the County of Madison, State of Iowa, recorded as documented reference number Book 2024 Page 96, specifically reserving the retaining the mortgage lien and all mortgage rights against all of the remaining property embraced in the mortgage above described.

Words and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine, feminine or neuter gender, according to the context.

Dated this 28<sup>th</sup> day of May, 2025

Earlham Savings Bank

  
WILLIAM W. HUNTER  
PRESIDENT

Earlham Savings Bank

  
MICHAEL SCHERER  
LOAN OFFICER

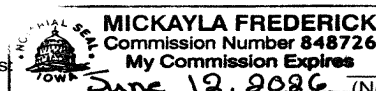
**ACKNOWLEDGMENT**

**(Lender Acknowledgment)**

STATE OF IOWA, COUNTY OF MADISON ss.  
On this 28<sup>th</sup> day of May, 2025 before me, a Notary Public in the state of Iowa,

personally appeared WILLIAM W. HUNTER and MICHAEL SCHERER, to me personally known, who being by me duly sworn or affirmed did say that person is PRESIDENT and LOAN OFFICER 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 the authority of its PRESIDENT and LOAN OFFICER and the said PRESIDENT and LOAN OFFICER acknowledge the execution of said instrument to be the voluntary act and deed of said entity by it voluntarily executed.

My commission expires  
(seal)



(Notary Public)

