

BK: 2025 PG: 2675
Recorded: 10/3/2025 at 8:05:48.0 AM
Pages 1
County Recording Fee: \$7.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$10.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

Document Prepared By:
Jennifer Zak/NTC, 2100 Alt. 19
North, Palm Harbor, FL 34683
(800)346-9152

When Recorded Return To:
Citizens Bank N.A.
C/O Nationwide Title Clearing, LLC
2100 Alt. 19 North
Palm Harbor, FL 34683



RELEASE OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, the holder of the mortgage hereinafter described, does hereby acknowledge that a certain mortgage bearing the date of 01/24/2025 made and executed by **SHERRI J. BRINEY (grantor)** to **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR COMMUNITY CHOICE CREDIT UNION, ITS SUCCESSORS AND ASSIGNS (grantee)** and recorded in the records of the Office of the Recorder of **MADISON** County, State of **Iowa**, in **Book 2025 and Page 262**, recorded on 01/30/2025 is redeemed, paid off, satisfied and discharged in full.

Dated this 30th day of September in the year 2025

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR COMMUNITY CHOICE CREDIT UNION, ITS SUCCESSORS AND ASSIGNS

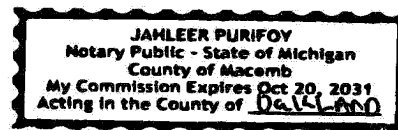
NATHANIEL PARKS III
VICE PRESIDENT

All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

STATE OF MICHIGAN
COUNTY OF OAKLAND

The foregoing instrument was acknowledged before me on this 30th day of September in the year 2025 by Nathaniel Parks III as VICE PRESIDENT who is/are authorized to execute this instrument on behalf of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS MORTGAGEE, AS NOMINEE FOR COMMUNITY CHOICE CREDIT UNION, ITS SUCCESSORS AND ASSIGNS. He/she/they is (are) personally known to me.

JAHLEER PURIFOY
COMM EXPIRES: 10/20/2031



This notarization was performed using electronic technology by Nationwide Title Clearing, LLC.

CITRC 447400114 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) FULL SERVICE MIN
101097300101351017 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI 48501-2026
DOCR T302509-09:12:06 [C-1] ERCNIA1



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