

BK: 2026 PG: 263  
Recorded: 1/26/2026 at 1:48:44.0 PM  
Pages 2  
County Recording Fee: \$12.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$15.00  
Revenue Tax: \$0.00  
BRANDY L. MACUMBER, RECORDER  
Madison County, Iowa

**Prepared By: Sylvia Ramirez, NATIONSTAR MORTGAGE DBA MR. COOPER 8950 CYPRESS  
WATERS BLVD, COPPELL, TX 75019 1-888-480-2432**

---

Return By Mail To:  
NATIONSTAR MORTGAGE DBA MR. COOPER  
RELEASES  
P.O. BOX 619092  
DALLAS, TX 75261-9947

---



**RELEASE OF MORTGAGE**

NATIONSTAR MORTGAGE #:\*\*\*\*\*7153 "KIRKPATRICK" Lender ID:BP2 Madison, Iowa  
MIN #: 101274200001205484 MERS Corporate Phone Number: 1-888-679-6377

KNOW ALL MEN BY THESE PRESENTS that MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS MORTGAGEE, AS NOMINEE FOR HOMESERVICES LENDING, LLC ITS SUCCESSORS AND/OR ASSIGNS whose address is 11819 MIAMI ST, SUITE 100, OMAHA, NE 68164 present Mortgagee of a certain Mortgage, whose parties, dates and recording information are below, does hereby cancel and discharge said Mortgage.

Original Mortgagor: VIRGINIA A KIRKPATRICK, A SINGLE WOMAN  
Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS MORTGAGEE, AS NOMINEE FOR HOMESERVICES LENDING, LLC ITS SUCCESSORS AND ASSIGNS  
Dated: 11/02/2018 Recorded: 11/06/2018 in Book/Reel/Liber: 2018 Page/Folio: 3590 in the records of the County Recorder of Madison State of Iowa

Property Address: 345 S ATKINSON ST, TRURO, IA 50257

IN WITNESS WHEREOF, the undersigned, by the officers duly authorized, has duly executed as a free act and deed the foregoing instrument.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS MORTGAGEE, AS NOMINEE FOR HOMESERVICES LENDING, LLC ITS SUCCESSORS AND/OR ASSIGNS  
On January 26th, 2026

By: \_\_\_\_\_  
TEREFE TEKLE, Vice-President

STATE OF Texas  
COUNTY OF Dallas

On January 26th, 2026, before me, SYLVIA RAMIREZ, a Notary Public in and for Dallas in the State of Texas, personally appeared TEREFE TEKLE , Vice-President of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS MORTGAGEE, AS NOMINEE FOR HOMESERVICES LENDING, LLC ITS SUCCESSORS AND/OR ASSIGNS, personally known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity, and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal,



\_\_\_\_\_  
SYLVIA RAMIREZ  
Notary Expires: 03/13/2027 #131921660



(This area for notarial seal)