

BK: 2026 PG: 2701
Recorded: 9/10/2026 at 9:23:04.0 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

This instrument prepared by:
After Recording Return Document To:

Heidi Kramer
Availa Bank, 126 W 6th St
Carroll, IA 51401 (712)-792-3567

SATISFACTION OF MORTGAGE - BY CORPORATION

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 **June 23, 2025**, made and executed by

Tyler C Phelps and Stacey L Phelps; Husband and Wife; as Mortgagor,

to Availa Bank, as Mortgagee, a corporation located in the State of Iowa, recorded on **June 23, 2025**, in the records of **Madison** County, State of **Iowa**, as **Book: 2025 Page: 1600**, is fully closed, satisfied, discharged in full, and does hereby release said mortgage.

IN WITNESS WHEREOF, the said Availa Bank has caused this instrument to be signed by its **Loan Collateral Specialist** this **10th** day of **September, 2026**.

AVAILA BANK

By: *Heidi Kramer*
Heidi Kramer, Loan Collateral Specialist

State of Iowa, County of **Webster** ss:

On this **10th** day of **September, 2026**, before me a Notary Public in and for said county and state, personally appeared **Heidi Kramer**, to me personally known, who being by me duly sworn, did say that she is the **Loan Collateral Specialist** respectively of said corporation, executing the within and foregoing instrument; that the said instrument was signed on behalf of said corporation by the authority of its Board of Directors, and that the said **Heidi Kramer**, as such officers, acknowledged the execution of said instrument to be the voluntary act and deed of said corporation, by it and by them voluntarily executed.

Brianna Murray
Notary Public in and for said County and State

