Recorded: 9/11/2024 at 12:43:50.0 PM
County Recording Fee: $7.00
Iowa E-Filing Fee: $3.00
Combined Fee: $10.00
Revenue Tax: $0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2024 PG: 2260

This instrument was prepared by: Renee Nurre for Community Savings Bank, 101 E Union, PO Box 77, Edgewood, IA 52042 (563)928-6425
Return to: Community Savings Bank, 101 E Union, PO Box 77, Edgewood, IA 52042

MORTGAGE MODIFICATION AGREEMENT

This Mortgage Modification Agreement ("Agreement") made this September 9, 2024 between PWV Real Estate, LLC, an Iowa Limited Liability Company ("Mortgagor(s)") and Community Savings Bank ("Lender").

NOTICE: The Open-End Mortgage identified below secures credit in the amount of $401,600.00 Loans and advance up to this amount, together with interest, are senior to indebtedness to other creditors under subsequently recorded or filed mortgages and liens.

For good and valuable consideration Mortgagor(s) and Lender hereby agree that the Open-End Real Estate Mortgage of the Mortgagors dated September 28, 2023 and filed on October 2, 2023 in the records of the Recorder of Delaware County, Iowa, Book: 2023 Page: 2475 for real estate legally described as:

Lot Three (3) of C. First's Addition to Delaware County, Iowa, according to plat recorded in Book 3 Plats, Page 221,

The property is located in Delaware County at 2648 230th Ave, Delhi, IA 52223.

The purpose of this Real Estate Modification is to remove section titled LIMITATIONS ON CROSS-COLLATERALIZATION from said open-end real estate mortgage.

Except as provided above, all the terms and conditions of the Open-End Real Estate Mortgage shall continue in full force and effect, unchanged by this Agreement.

IN WITNESS WHEREOF, the Mortgagor(s) have executed this document, and acknowledge receipt of a copy thereof as of the date first written above.

MORTGAGOR:
PWV Real Estate, LLC

Patrick M Vance, Member 9-9-2024
Patrick M Vance, Member **Date**

MORTGAGOR:
PWV Real Estate, LLC

Wendy A Vance, member 9-9-24
Wendy A Vance, Member **Date**

MORTGAGOR NOTARIZATION

STATE OF Iowa

COUNTY OF Delaware

On this 9th day of September, before me, the undersigned, a Notary Public, personally appeared Patrick M. Vance and Wendy A. Vance to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed.

SCOTT J. WEGMANN
Commission Number 725828
My Commission Expires
12.27.2024

NOTARY PUBLIC IN THE STATE OF Iowa
My commission expires: 12-27-2024