Recorded: 11/17/2025 at 2:15:10.0 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: 2025 PG: 3096

SPACE ABOVE THIS LINE FOR RECORDER'S USE

ASSIGNMENT OF MORTGAGE

ORDER #: 908490 **Recording District: DELAWARE COUNTY**
MIN #:101012900009870158 MERS PHONE #: 1-888-679-6377

For value received, the undersigned, hereby assign and transfer to: **SERVIS ONE, INC. DBA BSI FINANCIAL SERVICES** located at **314 S. FRANKLIN STREET, TITUSVILLE, PA 16354**, all of its right, title and interest under that certain **MORTGAGE** executed by:

Borrower: **ALBERT L. SNYDER AND SHIRLEY SNYDER A MARRIED COUPLE, AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON**

To **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR THE FEDERAL SAVINGS BANK, ITS SUCCESSORS AND ASSIGNS** whose address is **P.O. BOX 2026, FLINT, MI 48501-2026** in the amount of: **$233,500.00**, dated **MAY 06, 2024**, recorded **MAY 13, 2024** in Book/Volume: **2024** Page: **1023** of the Official Records of **DELAWARE COUNTY, IOWA**.

Property Address: **2154 110TH AVE, MASONVILLE, IOWA 50654**
Tax Parcel ID: **000110320000700**

Dated: **NOVEMBER 10, 2025**

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR The Federal Savings Bank, ITS SUCCESSORS AND ASSIGNS

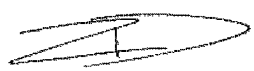


ALYSSA M. GRAHAM
VICE PRESIDENT

State of **PENNSYLVANIA**
County of **ALLEGHENY**

On **NOVEMBER 10, 2025** before me, **ZACHARIAH DYE** the undersigned, a Notary Public in and for the State of **PENNSYLVANIA**, personally appeared **ALYSSA M. GRAHAM, VICE PRESIDENT** for **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR The Federal Savings Bank, ITS SUCCESSORS AND ASSIGNS** personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that for her signature on the instrument the person, or the entity upon behalf of which she acted, executed the instrument.

COMMONWEALTH OF PENNSYLVANIA - NOTARY SEAL
Zachariah Dye
Notary Public
Allegheny County
My Commission Expires: April 07, 2029
Commission Number: 1396198



ZACHARIAH DYE, Notary Public in and for the State of **PENNSYLVANIA**
My Commission Expires: **04/07/2029**
My County of Residence: **ALLEGHENY**

This Instrument Prepared By, Recording Requested By and Return To:
ALEXYS RIGGINS
BSI FINANCIAL SERVICES
c/o VISIONET SYSTEMS INC.
111 TECHNOLOGY DRIVE
PITTSBURGH, PA 15275
VOICE: 1-(412) 927-0226