Recorded: 11/26/2025 at 11:14:16.0 AM
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: 3216

This instrument was prepared by: Sara Domeyer 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

ASSIGNMENT OF LEASES AND RENTS MODIFICATION AGREEMENT

This Assignment of Leases and Rents Modification Agreement ("Agreement") made this November 24, 2025 between Toby & Tracy Schroeder ("Assignor(s)") and Community Savings Bank ("Lender").

NOTICE: The Open-End Agreement identified below secures credit in the amount of $900,000.00. Loans and advance up to this amount, together with interest, are senior to indebtedness to other creditors under subsequently recorded or filed Agreements and Liens.

For good and valuable consideration Assignor(s) and Lender hereby agree that the Open-End Assignment of Leases and Rents of the Assignors November 2, 2015 and filed on November 3, 2015 in the records of the Recorder of Delaware County, Iowa, BK: 2015 Pg: 3000 for real estate legally described as:

Parcel E Being Part Of Parcel D Section 3, T90N, R5W Of The Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2007, Page 2432; also Parcel 2013-89 in the NW ¼ - NE ¼ Section 3 - T90N - R5W Delaware County, Iowa, according to plat recorded in Book 2013, Page 3425

The property is located in Delaware County at 1972 Hwy 3, Edgewood, IA 52042.

The purpose of this Modification is to remove section titled LIMITATIONS ON CROSS-COLLATERALIZATION from said open-end Assignment of Leases and Rents.

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

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

ASSIGNOR:
Toby Schroeder

11-24-2025
Toby Schroeder **Date**

ASSIGNOR:
Tracy Schroeder

11-24-25
Tracy Schroeder **Date**

ASSIGNOR NOTARIZATION

STATE OF Iowa

COUNTY OF Delaware

On this 24th day of November, before me, the undersigned, a Notary Public, personally appeared Toby Schroeder & Tracy Schroeder 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.

PARKER A. HUNT
Commission Number 782434
My Commission Expires
June 16, 2026

NOTARY PUBLIC IN THE STATE OF Iowa
My commission expires: 06-16-2026