

Recorded: 7/8/2025 at 12:12:54.0 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: 1774

This instrument was prepared by: Melinda Malone 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 (563)928-6425

REAL ESTATE SUBORDINATION

Community Savings Bank is the owner and holder of the following-described instruments executed by Ryan W Peyton and Emily Peyton aka Emily A Peyton, as husband and wife of Delaware County, State of Iowa.

Community Savings Bank Real Estate Mortgage in the amount of \$35,000.00 dated May 22, 2025, whereas, the Mortgage was recorded in the office of the Recorder for Delaware County, Iowa, on May 28, 2025, Book 2025, Page 1339.

THEREFORE, Community Savings Bank agrees to and does subordinate in favor of Community Savings Bank and its successors and assigns its liens or security interests created or evidenced by the above-described instruments insofar as they cover the following legally described property and provided the Lender perfects a lien on that property:

Lot Twenty Five (25) of Windy Hollow A Subdivision of Part of the NE Fr. 1/4 and Part of the SE 1/4, Section 4, T88N, R5W of the Fifth P.M., Delaware County, Iowa, according to plat recorded in Book 2000, Page 1238.

For valuable consideration Community Savings Bank hereby subordinates their rights under said mortgage to the rights created by the following described instrument:

Community Savings Bank Real Estate Mortgage in the amount of \$436,000.00 dated May 22, 2025, whereas, the Mortgage was recorded in the office of the Recorder for Delaware County, Iowa, on May 29, 2025, as Book 2025, Page 1343.

This subordination is limited to the amount loaned by the lender to the Borrower (principal and accrued interest) for the forgoing purposes and the amount actually advanced for foreclosure costs and other advances made or to be made by the Lender, for a total limitation not to exceed \$436,000.00. Any amount which is more than this figure will not be covered by this subordination unless prior written consent was obtained from Community Savings Bank for incurring the expenditure in question.

IN WITNESS WHEREOF, Community Savings Bank has caused this subordination to be signed on the 8th day of July, 2025.

Community Savings Bank

BY

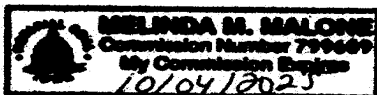

Jennifer Ann Monk

TITLE VP/Senior Mortgage Officer

NOTARIZATION

STATE OF IOWA)
) ss.
COUNTY OF DELAWARE)

This instrument was acknowledged before me on 7/8/2025, by Jennifer Ann Monk, as a VP/Senior Mortgage Officer of Community Savings Bank




NOTARY PUBLIC IN THE STATE OF IOWA
My commission expires: 10/04/2025

