

Recorded: 8/29/2025 at 11:38:12.0 AM
County Recording Fee: \$22.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$25.00
Revenue Tax: \$0.00
Delaware County, Iowa
Daneen Schindler RECORDER
BK: 2025 PG: 2326

FOR RECORDER'S USE ONLY

Prepared By: KRISTIN MARTY, COMMERCIAL LOAN PROCESSOR, MidWestOne Bank, 895 Main St.,
Dubuque , IA 52004-0938, (563) 582-1841

ADDRESS TAX STATEMENT:

BRUGGEMAN REAL ESTATE, LLC; 3113 WILLOW RD; HOPKINTON, IA 52237-7614

ORIGINAL

RECORDATION REQUESTED BY:

MidWestOne Bank, Dubuque - Main Street, 895 Main St., PO Box 938, Dubuque , IA 52004-0938

WHEN RECORDED MAIL TO:

MidWestOne Bank, Dubuque - Main Street, 895 Main St., PO Box 938, Dubuque , IA 52004-0938

MODIFICATION OF MORTGAGE

The names of all Grantors (sometimes "Grantor") can be found on page 1 of this Modification. The names of all Grantees (sometimes "Lender") can be found on page 1 of this Modification. The property address can be found on page 1 of this Modification. The legal description can be found on page 1 of this Modification. The related document or instrument number can be found on page 1 of this Modification.

THIS MODIFICATION OF MORTGAGE dated August 27, 2025, is made and executed between BRUGGEMAN REAL ESTATE, LLC; AN IOWA LIMITED LIABILITY COMPANY (referred to below as "Grantor") and MidWestOne Bank, whose address is 895 Main St., PO Box 938, Dubuque , IA 52004-0938 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated August 17, 2005 (the "Mortgage") which has been recorded in DELAWARE County, State of Iowa, as follows:

THIS MORTGAGE WAS FILED FOR RECORD ON SEPTEMBER 16, 2005, AS DOCUMENT NUMBER 2005-3302 IN THE OFFICE OF THE DELAWARE COUNTY RECORDER.

REAL PROPERTY DESCRIPTION. The Mortgage covers the following described real property located in DELAWARE County, State of Iowa:

See EXHIBIT A, which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as 3113 WILLOW ROAD, HOPKINTON, IA 52237. The Real Property tax identification number is 430270103300.

MODIFICATION. Lender and Grantor hereby modify the Mortgage as follows:

IN CONSIDERATION OF THE MUTUAL PROMISES AND AGREEMENTS HEREIN SET FORTH, AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE PARTIES HERETO AGREE THAT THE TIME PROVIDED IN SUCH MORTGAGE FOR THE PAYMENT OF THE PRINCIPAL SUM NOW SECURED THEREBY IS HEREBY EXTENDED TO SEPTEMBER 27, 2045, WITH THE OTHER TERMS AND CONDITIONS OF SAID MORTGAGE AS RECORDED TO REMAIN IN FULL FORCE AND EFFECT.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage shall remain unchanged and in full force and effect and are legally valid, binding, and enforceable in accordance with their respective terms. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Mortgage as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker

**MODIFICATION OF MORTGAGE
(Continued)**

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or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Mortgage does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF MORTGAGE AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF MORTGAGE IS DATED AUGUST 27, 2025.

GRANTOR ACKNOWLEDGES RECEIPT OF A COMPLETED COPY OF THIS MODIFICATION OF MORTGAGE AND ALL OTHER DOCUMENTS RELATING TO THIS DEBT.

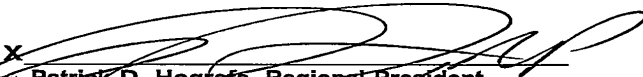
GRANTOR:

BRUGGEMAN REAL ESTATE, LLC

By: 
**WILLIAM ROGER WIEZOREK, Managing Member of
BRUGGEMAN REAL ESTATE, LLC**

LENDER:

MIDWESTONE BANK

X 
Patrick D. Hogrefe, Regional President

NOTICE OF WAIVER OF HOMESTEAD EXEMPTION

GRANTOR UNDERSTANDS THAT HOMESTEAD PROPERTY IS IN MANY CASES PROTECTED FROM THE CLAIMS OF CREDITORS AND EXEMPT FROM JUDICIAL SALE, AND THAT BY SIGNING THIS MODIFICATION, GRANTOR VOLUNTARILY GIVES UP GRANTOR'S RIGHT TO THIS PROTECTION FOR THIS MORTGAGED PROPERTY WITH RESPECT TO CLAIMS BASED UPON THIS MODIFICATION. DATED AUGUST 27, 2025.

GRANTOR:

BRUGGEMAN REAL ESTATE, LLC

By: 
**WILLIAM ROGER WIEZOREK, Managing Member of
BRUGGEMAN REAL ESTATE, LLC**

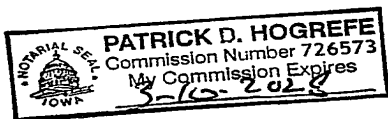
MODIFICATION OF MORTGAGE
(Continued)


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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Iowa)
) SS
COUNTY OF Dubuque)

This record was acknowledged before me on August 27, 2025 by WILLIAM
ROGER WIEZOREK, Managing Member of BRUGGEMAN REAL ESTATE, LLC.

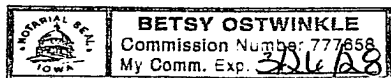



Notary Public in and for the State of Iowa
My commission expires 3-10-2028

LENDER ACKNOWLEDGMENT

STATE OF Iowa)
) SS
COUNTY OF Dubuque)

This record was acknowledged before me on August 27, 2025 by Patrick D.
Hogrefe as Regional President of MidWestOne Bank.




Notary Public in and for the State of IA
My commission expires 3/26/28

Exhibit A

Legal Description of: 3113 WILLOW ROAD, HOPKINTON, IA 52237

The West one-half (W1/2) of Lots One Hundred Eighty One (181) and One Hundred Eighty Two (182), and all of Lots Two Hundred Forty Eight (248), Two Hundred Forty Nine (249), Two Hundred Fifty (250), Two Hundred Fifty One (251), all in Sand Spring, Iowa, according to plat recorded in Book I L.D., Pages 220-221; also all that part of the abandoned right of way and depot grounds of the Chicago, Milwaukee, St. Paul and Pacific Railroad Company in Sand Spring, Delaware County, Iowa, as shown by the plat thereof recorded in Book 1 L.D., Pages 220-221, lying Northerly of the center line of South Street and lying Southwesterly of the center line of Spring Street, except any part included in Parcel 2018-125 Comprised Of Lots 230 And 231, Part Of Platted East Avenue, Part Of Platted Spring Street, Part Of The Platted Alley Between East Avenue And Fourth Street, And Part Of The Abandoned Railroad Right Of Way, All In The Unincorporated Town of Sand Springs, Delaware County, Iowa, Also Part Of The Northwest Quarter (NW1/4) Of Section Twenty-Seven (27), Township Eighty-Seven North (T87N), Range Three West (R3W) Of The Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2018, Page 3509.