

Recorded: 1/16/2026 at 12:31:59.0 PM  
County Recording Fee: \$12.00  
Iowa E-Filing Fee: \$3.00  
Combined Fee: \$15.00  
Revenue Tax: \$0.00  
Delaware County, Iowa  
Daneen Schindler RECORDER  
BK: 2026 PG: 126

This Instrument Prepared By And  
When Recorded Return To:

Misaury Jaquez, Esq.  
Newtek Business Services  
HOLDCO 6, Inc.  
200 S Orange Avenue,  
Suite 1175 Orlando, FL 32801  
Loan No: 2857571

**Jennifer Lopez = 516.254.7547**

Space Above this Line Reserved for Recorder's Use Only

ASSIGNMENT OF ASSIGNMENT OF RENTS

NEWTEK BUSINESS SERVICES HOLDCO 6, INC., a Florida corporation, residing or located at 200 S Orange Avenue, Suite 1175 Orlando, FL 32801 ("Assignor"), for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby assigns, transfers, sets over and conveys to NBL SPV II, LLC, a Delaware limited liability company, residing or located at 200 S Orange Avenue, Suite 1175 Orlando, FL 32801, ("Assignee"), all of Assignor's right, title and interest in and to that certain ASSIGNMENT OF RENTS, dated as of October 30, 2025, in the amount of 1,750,000.00, made by Imperial Stone, Inc., an Iowa corporation, whose address is 560 Field of Dreams Way, Dyersville, IA 52040 as to Parcel 1, Thomas E. Rave and Amy S. Rave, husband and wife, as Joint Tenants, whose addresses are 24378 204 Avenue, Manchester, IA 52057 as to Parcel 2 ("Original Assignor"), in favor of Assignor, encumbering the property located in the County of Dubuque as to Parcel 1, Delaware as to Parcel 2, State of Iowa and legally described on "Schedule A" attached hereto (the "Assignment of Rents"). The Assignment of Rents was recorded on 11/5/2025, in the Office of the County Recorder of Dubuque as to Parcel 1, Delaware as to Parcel 2, Iowa at Instrument/Document Number: \_\_\_\_\_; Book/Liber: 2025; Page: 2981.

TO HAVE AND TO HOLD the same unto the Assignee and its successors and assigns forever, subject only to the terms and conditions of the Assignment of Rents. The Assignee is not acting as a nominee of the Original Assignor, and the Assignment of Rents continues to secure bona fide obligations.

In all references in this Assignment to any parties, persons, entities or corporations the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the text of the within instrument may require.

IN WITNESS WHEREOF, Assignor has caused these presents to be signed and sealed this 30<sup>th</sup> day of October, 2025.

ASSIGNOR:

NEWTEK BUSINESS SERVICES HOLDCO 6, INC.

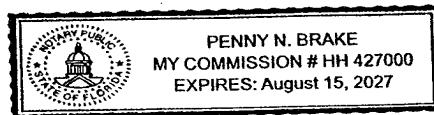
By: [Signature]  
Name: Anthony Zara  
Title: Chief Operating Officer

ACKNOWLEDGMENT

STATE OF FLORIDA )  
COUNTY OF ORANGE ) SS

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 30<sup>th</sup> day of October, 2025, by Anthony Zara, as the Chief Operating Officer of Newtek Business Services HOLDCO 6, Inc., a Florida corporation. He is personally known to me or has produced his driver's license as identification.

[Signature]  
Notary Public



**ASSIGNMENT OF ASSIGNMENT OF RENTS  
(Continued)**

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**Schedule A - Legal Description**

The Land is described as follows:

**Parcel 1:**

Lot 4, of MELVIN NICKOL PLACE NO. 4, in the City of Dyersville, Dubuque County, Iowa, according to the recorded plat thereof.

**Parcel 2:**

Lot Nine (9) of Logan's First Subdivision of Part of the N 1/2 of Section 23, T88N, R5W, of the 5th P.M., Delaware County, Iowa, according to plat recorded in Book 4 Plats, Page 46 and Plat of survey (Retracement) recorded in Book 2005, Page 2374; also all lake frontage running to the middle of the Maquoketa River bed with respect to said Lot Nine (9), as shown on Plat of Survey (Retracement) recorded in Book 2007, Page 2791.