

Recorded: 9/21/2026 at 2:22:42.0 PM
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: 2026 PG: 2763

Prepared by: Austin Coon	Address	City, State, Zip	Phone
Fidelity Bank & Trust	507 Hwy 52 S PO Box 99	Guttenberg, IA 52052	(563) 252-1493

ASSIGNMENT OF LEASES, RENTS, AND PROFITS

(INDIVIDUAL – CORPORATION – PARTNERSHIP)

ASSIGNOR (GRANTOR) NAME AND ADDRESS	ASSIGNEE (GRANTEE) NAME AND ADDRESS
RICHARD D. BOCKENSTEDT REVOCABLE TRUST KIMBERLY S. BOCKENSTEDT REVOCABLE TRUST An Iowa Trust 1623 STATE HWY 38 GREELEY, IA 52050	FIDELITY BANK & TRUST 507 Hwy 52 S PO Box 99 Guttenberg, IA 52052 (563) 252-1493
WHEN RECORDED, RETURN TO ASSIGNEE	

FOR VALUE RECEIVED, the Undersigned (called "Assignor") sells, assigns and transfers to above named Assignee (called "Assignee" which term shall be construed to include Assignee's successors and assigns), without recourse, all right, title and interest in the rents and profits (known as the "Assignment") now due and which may later become due under, or by virtue of, any lease, whether written or verbal, or any letting of, or of any agreement for the use or occupancy of the following described Property:

SEE ATTACHED EXHIBIT A.

This Assignment is made in connection with a certain Deed of Trust dated SEPTEMBER 18, 2026 (the "Deed of Trust"). The lien on the rents herein granted is not a pledge of rents but is a grant of a lien and security interest in all rents, issues profits, leases now or hereafter arising from the ownership, occupancy or use of the Mortgaged Property and is primary security for the indebtedness secured hereby and shall be effective from the date hereof and not just in the event of default. The rights of the Assignee to collect and receive the rents assigned hereunder or to exercise rights of the rights or powers herein granted to the Assignee shall, to the extent not prohibited by law, extend from the date hereof through the filing of any suit to foreclose the lien of the Deed of Trust, the obtaining of any judgment foreclosing the lien of the Deed of Trust, and any period allowed by law for the redemption of the premises after any foreclosure sale. Assignor hereby consents to and agrees that at any time after commencement of a judicial action of foreclosure, through and including during the period of redemption, the Court having jurisdiction of the case shall at the request of the Assignee appoint a receiver to take possession of the Mortgaged Property and of the rents and profits accruing therefrom, and Assignor hereby waives its right to possession, statutory or otherwise. Assignor agrees that this Assignment gives to the Assignee the right to possession before sale and termination of the right of redemption, pledges the rents and profits, creates in favor of the Assignee a lien upon and interest in the right of possession given by Iowa statute, and upon the revenue which arises from it, and waives the right to challenge the appointment of a receiver. Assignor recognizes when Assignee receives the rents and profits after written notice, but does not enter into physical possession of the Property and exercise exclusive operating control, Assignee will not be considered a "mortgagee in possession." Assignor further recognizes Assignee may, as part of this Assignment, extend, renew or enter into new leases under terms customary for leases of the Property. If Assignee sends written notice to a lessee obligated to pay under any lease on the Property requesting lessee to direct all rents and profits under the lease to Assignee, this Assignment, when effective, shall transfer the lessee's obligation to pay rents and profits to Assignee. Assignor agrees that no modification, termination, or renewal of a lease prior or subsequent to the effective date of this Assignment, or advance payment and collection of rents and profits, will be effective against Assignee unless Assignee consents in writing. If any lessee obligated to pay Assignee does not do so, Assignee shall have all remedies available to collect the rents and profits including, without limitation, those available to a lessor on a lessee's failure to perform under a lease. Assignor agrees to pay to Assignee a reasonable rental for Assignor's use and occupancy of the Property if, Assignee makes a demand for such payment in writing. Assignor agrees this Assignment is separate and independent from the Deed of Trust and shall continue in effect in favor of any purchaser of the Property on foreclosure with respect to leases not terminated by foreclosure. However, at Assignee's election made known before any sale upon foreclosure is concluded, this Assignment shall continue in effect in favor of Assignee with respect to leases not terminated by foreclosure until any deficiency owed Assignee after foreclosure is satisfied, at which time further payments under any such lease shall accrue to the purchaser of the Property or its assigns. Assignee is not obligated to perform or discharge any obligation under any lease or contract relating to the Property and Assignor agrees to indemnify and hold Assignee harmless from any liability, loss or damage, including costs and attorney's fees,

R.B.
K.B.

suffered by Assignee under any lease or contract relating to the Property. Assignor agrees not to assign or pledge the rents and profits of the Property to any other person.

SIGNATURE(S) OF ASSIGNOR(S)

Signed and Delivered on this Date and acknowledge receipt of a copy hereof:

DATE: September 18, 2026

RICHARD D. BOCKENSTEDT REVOCABLE TRUST

Richard D. Bockenstedt

Richard D. Bockenstedt as Trustee under the RICHARD D. BOCKENSTEDT REVOCABLE TRUST

KIMBERLY S. BOCKENSTEDT REVOCABLE TRUST

Kimberly S. Bockenstedt, as Trustee under the KIMBERLY S. BOCKENSTEDT REVOCABLE TRUST

Kimberly S. Bockenstedt

ACKNOWLEDGEMENT FOR AN INDIVIDUAL ACTING IN HIS OR HER OWN RIGHT

State of _____)

) SS

County of _____)

On this _____ day of _____, before me, the undersigned, a Notary Public in and for _____ County, _____, personally appeared _____, to me known to be the named in and who executed the foregoing instrument and acknowledged that executed the same as their voluntary act and deed.

Witness my hand and notary seal the day and year last above written.

Notary Public in and for _____ County, _____

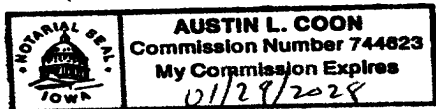
ACKNOWLEDGEMENT FOR A CORPORATION, PARTNERSHIP, LLC, etc.

State of Iowa)

) SS

County of Clayton)

On this 18th day of September, 2026, before me, the undersigned, a Notary Public in and for Clayton County, Iowa, personally appeared Richard D. Bockenstedt and Kimberly S. Bockenstedt, to me personally known, who being duly sworn or affirmed did say that that person are Trustees, of said entity, that (no seal has been procured by said entity) and that said instrument was signed and sealed, if applicable, on behalf of the said entity by authority of its board of directors/partners/members and the said Trustees, acknowledge the execution of said instrument to be the voluntary act and deed of said entity by it voluntarily executed.



[Signature]
Notary Public in and for Clayton County, Iowa.

Exhibit A

Parcel 2021-129 in the Southeast Quarter of the Southwest Quarter and in the Southwest Quarter of the Southeast Quarter of Section 17; Parcel 2021-130 in the Northwest Quarter of the Northeast Quarter of Section Twenty, Parcel 2021-131 in the Northwest Quarter of the Northeast Quarter and in the Northeast Quarter of the Northeast Quarter of Section Twenty, ALL IN Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa, according to the plat recorded in Book 2021-Page 3992,
AND

Parcel 2013-27, part of the Northwest Quarter of the Southwest Quarter in Section 17, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa, according to the plat recorded in Book 2013, Page 1128,
AND

The South sixty (60) acres of the East one-half (E ½) of the Southwest Quarter of Section Seventeen (17); and the Southwest Quarter (SW ¼) of the Southeast Quarter of Section Seventeen (17); and the Northwest Quarter (NW ¼) of the Southeast Quarter of Section Seventeen (17) except that part described as commencing at the Northeast corner thereof, and running thence South to the Southeast corner of said Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼), thence Northwesterly in a straight line to a point on the West line of said Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼) that is forty (40) rods South of the Northwest corner of said Northwest Quarter (NW ¼) of the Southeast Quarter (SE ¼), thence North forty (40) rods to said Northwest corner, thence East to the point of beginning; and that part of the Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼) of Section Seventeen (17) described as commencing at a point eight (8) rods South of the Northwest corner of said Southeast Quarter (SE ¼) of the Southeast Quarter (SE ¼), thence South seventy-two (72) rods, thence East thirteen and one-half (13 ½) rods, thence Northeast forty-five (45) rods to the center of the road, thence Northwest 54 rods to the point of beginning; and the North one-half (N ½) of the East three-fourths (E ¾) of the Northwest Quarter (NW ¼) of the Northeast Quarter (NE ¼) of Section Twenty (20) all in Township Ninety (90) North, Range Four (4) West of the Fifth P.M.; except Parcel 2021-129 in the Southeast Quarter of the Southwest Quarter and in the Southwest Quarter of the Southeast Quarter of Section 17; Parcel 2021-130 in the Northwest Quarter of the Northeast Quarter of Section Twenty, Parcel 2021-131 in the Northwest Quarter of the Northeast Quarter and in the Northeast Quarter of the Northeast Quarter of Section Twenty, ALL IN Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa, according to the plat recorded in Book 2021-Page 3992
AND

Parcel 2022-27 in the Northwest Quarter of the Northwest Quarter and Parcel 2022-28 in the Northeast Quarter of the Northwest Quarter, and the Southwest Quarter of the Northwest Quarter, all in Section 17, Township 90 North, Range 4 West of the 5th P.M., Delaware County, Iowa, according to the plat recorded in Book 2022, Page 517.

THE SOUTH EAST QUARTER (SE 1/4) OF THE SOUTH EAST QUARTER (SE 1/4) OF SECTION THIRTY ONE (31), TOWNSHIP NINETY (90) NORTH, RANGE FOUR (4) WEST OF THE 5TH P.M.;

AND THE SOUTH ONE-HALF (S 1/2) OF THE SOUTH WEST QUARTER (SW 1/4) OF SECTION THIRTY TWO (32), TOWNSHIP NINETY (90) NORTH, RANGE FOUR (4) WEST OF THE 5TH P.M. EXCEPT PARCEL 2020-38 PER PLAT OF SURVEY FILED IN BOOK 2020 AT PAGE 1095;

AND PARCEL 2020-40 PER PLAT OF SURVEY FILED IN BOOK 2020 AT PAGE 1095, BEING A PART OF THE NORTH ONE-HALF (N 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION FIVE (5), TOWNSHIP EIGHTY NINE (89) NORTH, RANGE FOUR (4) WEST;

AND THE NORTH ONE-HALF (N 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION FIVE (5), TOWNSHIP EIGHTY NINE (89) NORTH, RANGE FOUR (4) WEST OF THE 5TH P.M. EXCEPT PARCEL 2020-39 AND EXCEPT PARCEL 2020-40 PER PLAT OF SURVEY FILED IN BOOK 2020 AT PAGE 1095 IN THE DELAWARE COUNTY RECORDER'S OFFICE, SUBJECT TO RAILROAD RIGHT OF WAY AND EASEMENTS OF RECORD.

That part of Lot Three (3) of the Subdivision of the Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) of Section Twenty Nine (29), Township Ninety (90) North, Range Four (4), West of the Fifth P.M., according to plat recorded in Book 1 Plats, Page 126, which lies East of a line commencing 28.64 rods (7.16 chains) East of the Northwest corner of said Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) of said Section Twenty Nine (29), running thence due South to the school land and parallel to the East line of said Lot Three (3), said property being also described as commencing at the Southwest corner of Lot Four (4) of said Subdivision, running thence South parallel to the West line of Lot Three (3) of said Subdivision, a distance of two hundred twenty eight and four-tenths (228.4) feet, more or less, to the North line of a tract conveyed by the West Delaware County Community School District to the City of Greeley, Iowa, by deed filed for record August 31, 1981, in Book 110 on Page 154 of the records in the office of the Recorder of Delaware County, Iowa, running thence East along the North line of said tract conveyed by the West Delaware County Community School District a distance of one hundred seventy and ninety four hundredths (170.94) feet, more or less, to the West line of Lot Eight (8) of said Subdivision, thence North along the West line of said Lot Eight (8) a distance of two hundred twenty eight and four-tenths (228.4) feet, more or less, to the Southeast corner of said Lot Four (4), thence West along the South line of said Lot Four (4) a distance of one hundred sixty eight and ninety six hundredths (168.96) feet, more or less, to the point of beginning, excepting therefrom that tract described as commencing at the Southwest corner of Lot Four (4) of said Subdivision, running thence South on an extension of the West line of said Lot Four (4), a distance of twelve and four-tenths (12.4) feet, thence East and parallel to the South line of said Lot Four (4) a distance of ninety two and seven-tenths (92.7) feet, thence North twelve and four-tenths (12.4) feet to the South line of said Lot Four (4), thence West on the South line of Lot Four (4) to the point of beginning, also that

The North One-half (N½) of the Southeast Quarter (SE¼), and the South seventeen (17) acres of the Southeast Quarter (SE¼) of the Northeast Quarter (NE¼), and the South Two (2) rods of the Southwest Quarter (SW¼) of the Northeast Quarter (NE¼) of Section Twenty-Nine (29), Township Ninety (90) North, Range Four (4), West of the 5th P.M.

The North forty (40) feet of that part of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of Section Twenty (20), Township Ninety (90) North, Range Four (4), West of the Fifth P.M. described as commencing at a point eleven and forty five thousandths (11.045) chains North of the Southeast corner of said Southwest Quarter (SW¼), and running thence North 86° 15' West along the centerline of the prescriptive road to a point that is two hundred (250) feet West of the East line of said Southwest Quarter (SW¼), thence North on a line parallel with the East line of said Southwest Quarter (SW¼) two hundred eighty six (286) feet, thence at right angles East two hundred fifty (250) feet to the East line of said Southwest Quarter (SW¼), thence South on said East line to the point of beginning

The East one-half (E½) of the Northwest Quarter (NW¼) and the West quarter (W¼) of the Northwest Quarter (NW¼) of the Northeast Quarter (NE¼) and the South one-half (S½) of the Northwest Quarter (NW¼) of the Northeast Quarter (NE¼), and the Southwest Quarter (SW¼) of the Northeast Quarter (NE¼), except that part lying East of the highway, and Lot Three (3) of the Subdivision of the Northwest Quarter (NW¼) of the Southeast Quarter (SE¼), except that part lying East of the highway, and all that part of the East one-half (E½) of the Southwest Quarter (SW¼) lying North from the center line of a prescriptive road as now fenced and traveled between a point on the East line of said East one-half (E½) of the Southwest Quarter (SW¼) eleven and four and one-half hundredths (11.04½) chains North from its Southeast corner and a point on the West line of said East one-half (E½) of the Southwest Quarter (SW¼) twelve and ninety eight and one-half hundredths (12.98½) chains North from its Southwest corner, except a tract of land described as follows: commencing at the intersection of the South line of the Chicago, Milwaukee and St. Paul Railroad and the West line of said East one-half (E½) of the Southwest Quarter (SW¼), running thence South five hundred twenty five (525) feet to the North line of the prescriptive road, thence South 86¼° East along the North line of said road three hundred fifty (350) feet to the West line of Chicago, Milwaukee and St. Paul Railroad, thence Northwest along the West line of said railroad six hundred fifty (650) feet to the point of beginning, all in Section Twenty (20), Township Ninety (90) North, Range Four (4), West of the Fifth P.M., except railroad right of way, also except that part of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of Section Twenty (20), Township Ninety (90) North, Range Four (4), West of the Fifth P.M. described as commencing at a point eleven and forty five thousandths (11.045) chains North of the Southeast corner of said Southwest Quarter (SW¼), and running thence North 86° 15' West along the centerline of the prescriptive road to a point that is two hundred (250) feet West of the East line of said Southwest Quarter (SW¼), thence North on a line parallel with the East line of said Southwest Quarter (SW¼) two hundred eighty six (286) feet, thence at right angles East two hundred fifty (250) feet to the East line of said Southwest Quarter (SW¼), thence South on said East line to the point of beginning, also the North forty (40) feet of that part

of the Southeast Quarter (SE¼) of the Southwest Quarter (SW¼) of Section Twenty (20), Township Ninety (90) North, Range Four (4), West of the Fifth P.M. described as commencing at a point eleven and forty five thousandths (11.045) chains North of the Southeast corner of said Southwest Quarter (SW¼), and running thence North 86° 15' West along the centerline of the prescriptive road to a point that is two hundred (250) feet West of the East line of said Southwest Quarter (SW¼), thence North on a line parallel with the East line of said Southwest Quarter (SW¼) two hundred eighty six (286) feet, thence at right angles East two hundred fifty (250) feet to the East line of said Southwest Quarter (SW¼), thence South on said East line to the point of beginning.]

EXCEPTING THEREFROM

Parcel 2019-25 Part Of The Northeast Quarter (NE1/4) Of The Southwest Quarter (SW1/4) Of The Section Twenty (20), Township Ninety North (T90N), Range Four West (R4W) Of The Fifth Principal Meridian, Delaware County, Iowa; and Parcel 2019-26 Part Of The Southeast Quarter (SE1/4) Of The Northwest Quarter (NW1/4) And Part Of The Northeast Quarter (NE1/4) Of The Northwest Quarter (NW1/4), All In Section Twenty (20), Township Ninety North (T90N), Range Four West (R4W) Of The Fifth Principal Meridian, Delaware County, Iowa; and Parcel 2019-27 Part Of The Southwest Quarter (SW1/4) Of The Northeast Quarter (NE1/4) And Part Of The Northwest Quarter (NW1/4) Of The Northeast Quarter (NE1/4), All In Section Twenty (20), Township Ninety North (T90N), Range Four West (R4W) Of The Fifth Principal Meridian, Delaware County, Iowa, according to plat recorded in Book 2019, Page 942.