

BK: 2026 PG: 3125
Recorded: 10/20/2026 at 10:04:10.0 AM
Pages 3
County Recording Fee: \$17.00
Iowa E-Filing Fee: \$3.00
Combined Fee: \$20.00
Revenue Tax: \$0.00
BRANDY L. MACUMBER, RECORDER
Madison County, Iowa

FOR RECORDER'S USE ONLY

Prepared By: Amy Lang, MEMBERS1st Community Credit Union, MEMBERS1ST Community Credit Union, 104 W Anson, Marshalltown, IA 50158-0777, (641) 752-1582

ADDRESS TAX STATEMENT:

PKM Holdings, LLC; 107 E Vest St; Jefferson, IA 50129

RECORDATION REQUESTED BY:

MEMBERS1ST Community Credit Union, 104 W Anson, PO Box 777, Marshalltown, IA 50158-0777

WHEN RECORDED MAIL TO:

MEMBERS1ST Community Credit Union, 104 W Anson, PO Box 777, Marshalltown, IA 50158-0777

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 parcel identification number 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 10/01/2026, is made and executed between PKM Holdings, LLC, whose address is 107 E Vest St, Jefferson, IA 50129, a Nebraska limited liability company, (referred to below as "Grantor") and MEMBERS1ST Community Credit Union, whose address is 104 W Anson, PO Box 777, Marshalltown, IA 50158-0777 (referred to below as "Lender").

MORTGAGE. Lender and Grantor have entered into a Mortgage dated October 30, 2024 (the "Mortgage") which has been recorded in Madison County, State of Iowa, as follows:

Recorded October, 30, 2024 in Book 2024 Page 2648.

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

The North ½ of Lot 9 in Block 5 of West Addition to Winterset, Madison County, Iowa.

The Real Property or its address is commonly known as 318 S 4th Ave, Winterset, IA 50273. The Real Property parcel identification number is 820000305100000.

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

Extend the Maturity Date to 05/20/2056.

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 endorser to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker 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

MODIFICATION OF MORTGAGE
(Continued)

Loan No: 118358 L680

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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 10/01/2026.

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

GRANTOR:

PKM HOLDINGS, LLC

By:

Sanat Bhandari, Sole Member of PKM Holdings, LLC

LENDER:

MEMBERS1ST COMMUNITY CREDIT UNION

x

Amy Lang, Director of Business Services

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF IOWA

)

) SS

COUNTY OF DAWAS

)

This record was acknowledged before me on

OCTOBER 19

2026

by Sanat

Bhandari, Sole Member of PKM Holdings, LLC.



Amy J Lang
Notary Public in and for the State of

My commission expires 5/1/2029

MODIFICATION OF MORTGAGE
(Continued)

Loan No: 118358 L680

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LENDER ACKNOWLEDGMENT

STATE OF Iowa)
) SS
COUNTY OF Dallas)

This record was acknowledged before me on October 19, 2026 by Amy Lang
as Director of Business Services of MEMBERS1ST Community Credit Union.



Michelle Morlan
Notary Public in and for the State of IA
My commission expires 06-29-2029