

Return To:
LIEN SOLUTIONS
PO BOX 29071
GLENDALE, CA 91209-9071

13319681
7/6/2020 12:28:00 PM \$40.00
Book - 10973 Pg - 8733-8735
RASHELLE HOBBS
Recorder, Salt Lake County, UT
CT CORPORATION
BY: eCASH, DEPUTY - EF 3 P.

Prepared By:
BANK OF THE WEST-FARGO
MELISSA PEDERSON
BANK OF THE WEST 520 MAIN AVE
FARGO, ND 58124

RELEASE OF ASSIGNMENT OF RENTS



For good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, that a certain Assignment of Leases and Rents is hereby released and the rights and interests of the assignee, **Bank of the West** are hereby cancelled and annulled with respect to the property described as follows: **5696 W 3500 S, WEST VALLEY CITY, UT**

Recorded in Salt Lake County, UT
Original Recording Date: 11/18/2014 Book, Volume, or Liber no: 10275 Page: 4460-4465 Instrument No: 11947591

11/13/2014
Description/Additional information: See attached. **LEGAL DESCRIPTION**
PIN: 14-26-476-032-0000
Loan Amount: Undisclosed Amount
Borrower Name: **JD DEVELOPMENT LLC, a California limited liability company**
Original Beneficiary Name: **Bank of the West**

The party executing this Release hereby certifies it is the current holder of Assignment of Leases and Rents described herein.

IN WITNESS WHEREOF, the undersigned has executed this Release on: **06/26/2020**

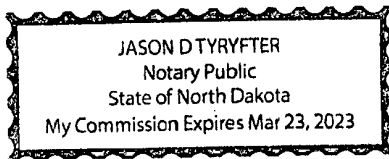
Bank of the West

A handwritten signature in black ink, appearing to read 'E. Stone', written over a horizontal line.

By: Erica Stone
Its: Vice-President

STATE OF NORTH DAKOTA, CASS COUNTY

On **June 26, 2020** before me, the undersigned, a notary public in and for said state, personally appeared **Erica Stone, Vice-President of Bank of the West** personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.




Notary Public Jason D Tyryfter

Commission Expires: 03/23/2023

LEGAL DESCRIPTION

BEGINNING AT A POINT ON A FENCE LINE AND ON THE NORTH LINE OF 3500 SOUTH STREET WHICH POINT IS SOUTH 89°59'10" WEST ALONG THE SECTION LINE OF 692.00 FEET AND NORTH 0°00'50" WEST 40 FEET FROM THE SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 0°00'50" WEST ALONG SAID FENCE 153.50 FEET; THENCE NORTH 89°59'10" EAST 94.83 FEET; THENCE SOUTH 44°56'01" EAST 52.12 FEET TO A FENCE LINE; THENCE SOUTH 0°08'47" EAST ALONG SAID FENCE 116.60 FEET TO THE NORTH LINE OF 3500 SOUTH STREET; THENCE SOUTH 89°59'10" WEST ALONG SAID NORTH LINE 131.90 FEET TO THE POINT OF BEGINNING.

LESS AND EXCEPTING THEREFROM, THE LAND CONVEYED TO WEST VALLEY CITY BY THAT CERTAIN WARRANTY DEED RECORDED MAY 19, 2003 AS ENTRY NO. 8654549 IN BOOK 8799 AT PAGE 4340 OF OFFICIAL RECORDS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EXISTING NORTH LINE OF 3500 SOUTH STREET WHICH POINT IS SOUTH 89°59'10" WEST ALONG THE SECTION LINE 692.00 FEET AND NORTH 00°00'50" WEST 40.00 FEET FROM THE SOUTHEAST CORNER OF SECTION 26, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 00°00'00" WEST 13.000 FEET; THENCE NORTH 89°59'10" EAST 131.872 FEET ALONG THE NEW RIGHT-OF-WAY LINE OF 3500 SOUTH STREET; THENCE SOUTH 00°08'47" EAST 13.006 FEET TO THE EXISTING NORTH LINE OF 3500 SOUTH STREET; THENCE SOUTH 89°59'10" WEST 131.900 FEET TO THE POINT OF BEGINNING.