

When recorded return to:

Attn: Tiffany DeJarnatt
 Utah Certified Development Company
 2404 Washington Blvd. #1000
 Ogden, Utah 84401

FATIA 4759618

Property Tax ID: 15-36-427-025-0000

**ASSIGNMENT OF NOTE, TRUST DEED, GUARANTEE(S),
 SECURITY AGREEMENT, FINANCING STATEMENTS AND ASSIGNED LESSOR'S
 AND LESSEE'S LEASEHOLD INTEREST AS COLLATERAL**

STATE OF UTAH

COUNTY OF SALT LAKE

FOR VALUE RECEIVED, the undersigned hereby transfers, sets over and assigns unto U.S. Small Business Administration, an Agency of the United States, all of its right, title and interest in and to the following:

(1) That certain Promissory Note dated November 20, 2006, in the face principal amount of \$148,000.00 executed by Left Fork, LLC, as Borrower, in favor of Utah Certified Development Company as Lender.

(2) That certain Security Agreement with accompanying UCC-1 Financing Statements executed by Left Fork, LLC and Left Fork Grill, LLC, as Debtor in favor of Utah Certified Development Company, as Secured Party.

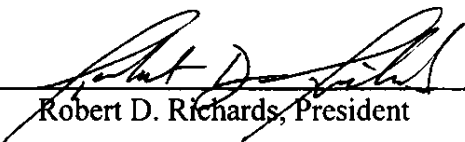
(3) That certain Trust Deed dated November 20, 2006, between Left Fork, LLC, as Trustor, Utah Certified Development Company, as Beneficiary, and U.S. Small Business Administration, as Trustee, and recorded 11-21, 2006, in the office of the SALT LAKE County Recorder, State of Utah, as Entry No. 9916858, Book 9384, Page 2211, with the real property subject to such Trust Deed more particularly described on attached Exhibit "A".

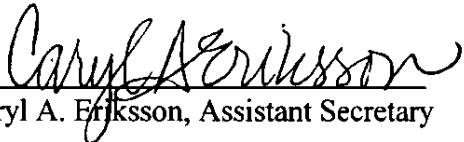
(4) That certain Assignment of Lease and Rents of Lessor's Interest as Collateral Agreement dated November 20, 2006, executed by Left Fork, LLC as Lessor in favor of Utah Certified Development Company, as Assignee and that certain Assignment of Lease and Rents of Lessee's Interest as Collateral Agreement dated November 20, 2006, executed by Left Fork Grill, LLC as Lessee and Assignor in favor of Utah Certified Development Company as Assignee.

(5) That certain Guarantee(s) dated November 20, 2006, executed by Left Fork Grill, LLC, Masten Corporation, Jeffrey A. Masten and Linda I. Masten, as Guarantor(s) in favor of Utah Certified Development Company, as Lender.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed and its seal affixed by its duly authorized officer this 20th day of November, 2006.


UTAH CERTIFIED DEVELOPMENT COMPANY

By: 
Robert D. Richards, President

ATTEST: 
Caryl A. Eriksson, Assistant Secretary

NOTARY ACKNOWLEDGEMENT

On this 20th day of November, 2006, personally appeared before me, Robert D. Richards and Caryl A. Eriksson, who being by me duly sworn, did say that they are the President and Assistant Secretary, respectively, of Utah Certified Development Company, a Corporation, and that the foregoing instrument was signed in behalf of said corporation by authority of a Resolution of its Board of Directors.


NOTARY PUBLIC
Residing at: Ogden, Utah

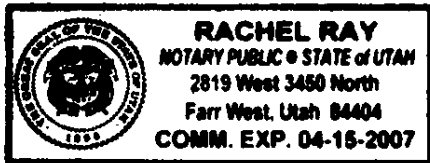


EXHIBIT "A"

Debtor and Trustor: Left Fork, LLC
to assist, Left Fork Grill, LLC

Secured Party and Beneficiary: Utah Certified Development Company and
The U. S. Small Business Administration

Real Property Description

PARCEL 1:

BEGINNING AT A POINT ON THE NORTH RIGHT OF WAY LINE OF 3900 SOUTH STREET, SAID POINT BEING NORTH 89°44'50" EAST 163.98 FEET FROM THE SOUTHWEST CORNER OF LOT 2, BLOCK 16, TEN ACRE PLAT "A", BIG FIELD SURVEY; AND RUNNING THENCE NORTH 0°15'11" WEST 127.47 FEET; THENCE NORTH 89°57'00" EAST 95.07 FEET; THENCE SOUTH 0°03'00" EAST 127.14 FEET TO THE NORTH RIGHT OF WAY LINE OF 3900 SOUTH STREET; THENCE SOUTH 89°44'50" WEST ALONG SAID NORTH LINE 94.62 FEET TO THE POINT OF BEGINNING.

PARCEL 1A:

TOGETHER WITH A RIGHT OF WAY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH RIGHT OF WAY LINE OF 3900 SOUTH STREET, SAID POINT BEING NORTH 89°44'50" EAST 188.98 FEET FROM THE SOUTHWEST CORNER OF LOT 2, BLOCK 16, TEN ACRE PLAT "A", BIG FIELD SURVEY; AND RUNNING THENCE NORTH 0°01'33" WEST 245.86 FEET; THENCE SOUTH 89°58'27" WEST 188.98 FEET TO THE EAST RIGHT OF WAY LINE OF WEST TEMPLE STREET; THENCE NORTH 0°01'33" WEST ALONG SAID EAST LINE 20.00 FEET; THENCE NORTH 89°58'27" EAST 188.98 FEET; THENCE NORTH 0°01'33" WEST 142.20 FEET; THENCE SOUTH 89°58'27" WEST 172.01 FEET; THENCE NORTH 53°32'34" WEST 21.10 FEET TO SAID EAST LINE; THENCE NORTH 0°01'33" WEST ALONG SAID EAST LINE 28.66 FEET; THENCE NORTH 53°29'28" EAST 21.10 FEET; THENCE NORTH 89°58'27" EAST 192.01 FEET; THENCE SOUTH 0°01'33" EAST 324.43 FEET; THENCE NORTH 89°57'00" EAST 49.57 FEET; THENCE NORTH 0°03'00" WEST 110.03 FEET; THENCE SOUTH 89°52'28" EAST 20.00 FEET; THENCE SOUTH 0°03'00" EAST 129.97 FEET; THENCE SOUTH 89°57'00" WEST 69.58 FEET; THENCE SOUTH 0°01'33" EAST 117.31 FEET TO THE NORTH RIGHT OF WAY LINE OF 3900 SOUTH STREET; THENCE SOUTH 89°44'50" WEST ALONG SAID NORTH LINE 20.00 FEET TO THE PLACE OF BEGINNING.

15-36-427-025-0000

The address of such property is: 68 West 3900 South, Salt Lake City, UT 84107

The owner of such real property is: Left Fork, LLC