

Recording Requested By:

Daniel J. Ferretti
Baker Donelson
1301 McKinney St., Ste. 3700
Houston, Texas 77010

14059556 B: 11394 P: 6140 Total Pages: 3
01/05/2023 03:32 PM By: salvarado Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: DCR LOAN SERVICING LLC
150 2ND AVENUE NORTH SUITE 1600ST. PETERSBURG, FL 33701

And When Recorded Mail To:

DCR Loan Servicing, LLC
150 Second Avenue N, Suite 1600
St. Petersburg, FL 33701
Attention: Cathy Austin

Parcel No. 16-19-326-021-0000
Address: 240-260 East Morris Ave, South Salt
Lake City, UT84115

(Space above this line for Recorder's use)

ASSIGNMENT OF DEED OF TRUST AND OTHER LOAN DOCUMENTS

Protective Life Insurance Company (“Assignor”), having an address of 2801 Highway 280 South, Birmingham, Alabama 35223, is the holder of that certain Promissory Note dated August 1, 2014, by Boyer South Salt Lake Associates, Ltd. in the stated principal amount of \$5,650,000.00 payable to Assignor (the “Note”) and the lien documents described below (collectively, the “Lien Documents”) with respect to the property more particularly described on Exhibit A attached hereto and incorporated herein by reference (the “Property”):

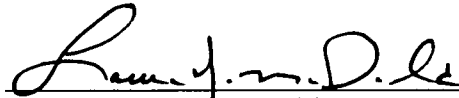
1. Deed of Trust, Security Agreement and Fixture Filing Financing Statement dated August 1, 2014, by Boyer South Salt Lake Associates, Ltd. for the benefit of Protective Life Insurance Company, recorded August 28, 2014, with the Salt Lake County, Utah Recorder as Instrument No. 11905009.
2. Assignment of Rents and Leases dated August 1, 2014, by Boyer South Salt Lake Associates, Ltd. for the benefit of Protective Life Insurance Company, recorded August 28, 2014, with the Salt Lake County, Utah Recorder as Instrument No. 11905010.
3. Subordination, Attornment and Non-Disturbance Agreement between Protective Life Insurance Company and C Square Educational Enterprises, Inc., recorded August 28, 2014, with the Salt Lake County, Utah Recorder as Instrument No. 11905011.

Assignor hereby transfers and assigns the Note, the Lien Documents and the liens and security interests on the Property granted in the Lien Documents, to DCR Mortgage 10 Sub 4, LLC, (“Assignee”) with an address of 150 Second Avenue N, Suite 1600, St. Petersburg, FL 33701. This Assignment is made without recourse, representations or warranties of any kind.

IN WITNESS WHEREOF, Assignor has duly executed this Assignment as of

December 22, 2022.

PROTECTIVE LIFE INSURANCE
COMPANY



By: Laura Y. McDonald

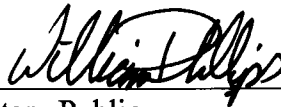
Its: Senior Vice President, Chief Mortgage
and Real Estate Officer

STATE OF ALABAMA)

COUNTY OF Jefferson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Laura Y. McDonald, whose name as the Senior Vice President, Chief Mortgage and Real Estate Officer of Protective Life Insurance Company, a Tennessee corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she, as such officer and with full authority, executed the same voluntarily for and as the act of said entity.

Given under my hand this 22 day of December, 2022.



Notary Public

My commission expires: 10/10/2025

[SEAL]

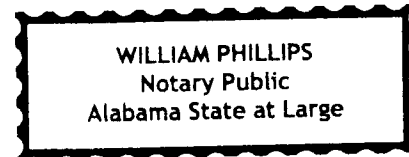


EXHIBIT A

PARCEL 1:

BEGINNING at a point on the South line of Morris Avenue, said point being 300.42 feet North 89°58'09" West (Deed= North 89°59'36" West) along the lot line, and 110.63 feet North 00°12'39" East from the Southeast Corner of Lot 14, Block 41, Ten Acre Plat "A", Big Field Survey, and running thence South 00°12'39" West 110.63 feet; thence North 89°58'09" West (Deed= North 89°59'36" West) 3.28 feet; thence South 00°12'39" West 287.10 feet; thence North 89°57'46" West (Deed= North 89°59'18" West) 249.82 feet; thence North 00°12'39" East 397.69 feet; thence South 89°58'18" East (Deed= South 89°59'43" East) 253.10 feet to the point of BEGINNING.

PARCEL 2:

The perpetual non-exclusive easements appurtenant to PARCEL 1 above, as provided for and defined in that certain Reciprocal Non-Exclusive Access Easement dated November 15, 1995 and recorded November 17, 1995 as Entry No. 6216451 in Book 7273 at Page 545 of the Official Records of the Salt Lake County Recorder.

PARCEL 3:

A perpetual non-exclusive easement for ingress and egress for pedestrian and vehicular traffic, appurtenant to PARCEL 1 above, as provided for and defined in that certain Easement Agreement dated June 26, 2000 and recorded June 30, 2000 as Entry No. 7672590 in Book 8372 at Page 6757 of the Official Records of the Salt Lake County Recorder.

PARCEL 4:

A perpetual non-exclusive right of way and easement for vehicular ingress and egress, appurtenant to PARCEL 1 above, as provided for and defined in that certain Agreement Of Easements, With Termination Of Certain Prior Easements dated January 22, 2003 and recorded February 10, 2003 as Entry No. 8525163 in Book 8736 at Page 1357 of the Official Records of the Salt Lake County Recorder.

Tax Parcel No. 16-19-326-021.