

UTAH
COUNTY OF SALT LAKE
LOAN NO.: 0579121383

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Rashelle Hobbs, Recorder, Salt Lake County, Utah
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ASSIGNMENT OF DEED OF TRUST

FOR VALUABLE CONSIDERATION, the receipt thereof is hereby acknowledged, ATHAS CAPITAL GROUP, INC., located at 27001 AGOURA RD, SUITE 200, CALABASAS, CA 91301, Assignor, does hereby assign to WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR VERUS SECURITIZATION TRUST 2020-4, located at 2001 M STREET, WASHINGTON, DC 20036, Assignee, its successors and assigns, all of Assignor's rights, title and interest accrued or to accrue under that certain Deed of Trust dated NOVEMBER 26, 2019 executed by RON KEENEY AND JENNIFER KEENEY, HUSBAND AND WIFE AS JOINT TENANTS, Trustor, to METRO NATIONAL TITLE, Original Trustee, for the benefit of ATHAS CAPITAL GROUP, INC., Original Beneficiary, and recorded in Book 10867 at Page 3531 as Entry No. 13137312 in the County Recorder's records for SALT LAKE County, State of UTAH and covering real property situated in said county described as follows:

LEGAL DESCRIPTION: LOT 741, ROSECREST PLAT 1-E, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS RECORDED IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.

IN WITNESS WHEREOF, the undersigned has caused this Instrument to be executed on 02.15.23.
ATHAS CAPITAL GROUP, INC.

Name: AHM KASSAM,
Title: CO-CEO

STATE OF _____, COUNTY OF _____,)
On _____, before me, _____, personally appeared
known to me to be the _____, Amir Kassam, of ATHAS CAPITAL
GROUP, INC. the corporation that executed the instrument or the person who executed the instrument on behalf
of said corporation, and acknowledged to me that such corporation executed the same.

(COMMISSION EXP.)

NOTARY PUBLIC



CALIFORNIA ACKNOWLEDGMENT**CIVIL CODE § 1189**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of LOS ANGELES

}

On 02.15.23

Date

before me, LAKSHMI LANKAMSETTY, Notary Public

Here Insert Name and Title of the Officer

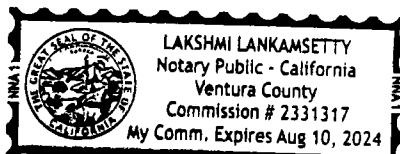
personally appeared ALIM KASSAM

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Place Notary Seal and/or Stamp Above

Signature

Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

Signer's Name: _____

 Corporate Officer – Title(s): _____ Corporate Officer – Title(s): _____ Partner – Limited General Partner – Limited General Individual Attorney in Fact Individual Attorney in Fact Trustee Guardian or Conservator Trustee Guardian or Conservator Other: _____ Other: _____

Signer is Representing: _____

Signer is Representing: _____