

14197998 B: 11468 P: 2142 Total Pages: 3  
01/26/2024 09:52 AM By: salvarado Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.  
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121

WHEN RECORDED MAIL TO:  
Cottonwood Title Insurance Agency, Inc.  
1996 East 6400 South, Suite 120  
Salt Lake City, UT 84121

File No.: 173132-CPI

## DEED OF PARTIAL RECONVEYANCE

Cottonwood Title Insurance Agency, Inc., authorized to conduct business in the State of Utah, and acting pursuant to a written request of the current beneficiary of a Deed of Trust, Assignment of Leases and Rents, Security Agreement, and Fixture Filing thereunder, does hereby reconvey, without warranty, to the person or persons entitled thereto, a portion of the trust property now held by it as Trustee. Said Deed of Trust, Assignment of Leases and Rents, Security Agreement, and Fixture Filing was executed by VP Daybreak Operations LLC, a Delaware limited liability company; VP Daybreak Devco LLC, a Delaware limited liability company; VP Daybreak Devco 2, Inc., a Utah corporation; VP Daybreak Investco 4 LLC, a Utah limited liability company; VP Daybreak Investco 5 LLC, a Utah limited liability company; VP Daybreak Investco 7 LLC, a Utah limited liability company; VP Daybreak Investco 9 LLC, a Utah limited liability company; VP Daybreak Investco 10 LLC, a Utah limited liability company; VP Daybreak Investco 11 LLC, a Utah limited liability company; VP Daybreak Investco 12 LLC, a Utah limited liability company; VP Daybreak Investments LLC, a Delaware limited liability company; and VP Daybreak Soda Row LLC, A Delaware limited liability company as Trustor, to U.S. Bank National Association, a national banking association, as Beneficiary, and recorded in the office of the Salt Lake County Recorder, State of Utah on December 19, 2022 as Entry No. 14054587 in Book 11391 beginning at Page 8946.

The portion of the trust estate affected by this Deed of Partial Reconveyance is the following described property located in Salt Lake County, State of Utah:

See Exhibit A attached hereto and made a part hereof

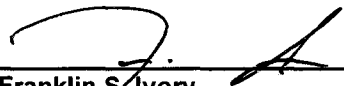
TAX ID NO.: 26-22-476-001 (for reference purposes only)

THIS IS A PARTIAL RECONVEYANCE. THE LIEN OF SAID DEED OF TRUST REMAINS IN FULL FORCE AND EFFECT AS TO THE REMAINDER OF THE PROPERTY SECURED THEREBY.

Dated this 8 day of Dec, 2023.


[Signature page to follow]

Cottonwood Title Insurance Agency, Inc.

By:   
Name: Franklin S. Ivory  
Its: President

State of Utah )  
County of Salt Lake )

On this 8 day of Dec, 2023, before me, personally appeared Franklin S. Ivory, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same as President on behalf of Cottonwood Title Insurance Agency, Inc.

  
NOTARY PUBLIC



## EXHIBIT A

Beginning at the Southeast Corner of Lot C-102 of the Daybreak Village 8, Village 9 & Village 13 School Sites Subdivision, said point lies South 89°56'37" East 3901.887 feet along the Daybreak Baseline Southwest (Being South 89°56'37" East 10583.405 feet between the Southwest Corner of Section 22, T3S, R2W and the Southeast Corner of Section 23, T3S, R2W) and North 712.560 feet from the Southwest Corner of Section 22, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence along said Lot C-102 the following (2) courses: 1) North 533.407 feet; 2) North 12°29'58" West 103.198 feet; thence South 83°57'31" East 274.659 feet; thence South 06°02'29" West 248.185 feet to a point on a 330.000 foot radius tangent curve to the left, (radius bears South 83°57'31" East, Chord: South 01°49'25" West 48.539 feet); thence along the arc of said curve 48.583 feet through a central angle of 08°26'06"; thence South 02°23'38" East 307.809 feet to the North Right-of-Way Line of Meadow Grass Drive; thence along said Meadow Grass Drive the following (4) courses: 1) South 87°36'22" West 25.313 feet; 2) North 85°16'08" West 40.311 feet; 3) South 87°36'22" West 158.166 feet; 4) North 81°08'36" West 12.649 feet to the point of beginning.

Tax Id No.: 26-22-476-001