

14254018 B: 11498 P: 8782 Total Pages: 3
06/18/2024 03:48 PM By: dsalazar Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: TITLE GUARANTEE - RIVER PARK
10757 S RIVER FRONT PKWY STE 1 SOUTH JORDAN, UT 840953521

RECORDING REQUESTED AND
WHEN RECORDED RETURN TO:

ABC LENDING SOLUTIONS
PO BOX 95416
South Jordan, UT 84095

APN(s): 16-16-432-013

ASSIGNMENT OF DEED OF TRUST

This ASSIGNMENT OF DEED OF TRUST (this "Assignment") is made and entered into as of the 7TH DAY OF JUNE 2024, by and between ABC LENDING SOLUTIONS , whose address is PO BOX 95416 South Jordan, Utah 84095 ("Assignor") and RAWLINGS VENTURES LLC whose address is 10230 Wind Shear Bourne TX 78006 ("Assignee").

W I T N E S S E T H:

That for good and valuable consideration, Assignor does hereby assign, sell, convey, set over and deliver to Assignee all of Assignor's right, title, and interest in and to a certain Deed of Trust made by SUCCESS HOLDINGS LLC ("Borrower") to TITLE GUARANTEE, A TITLE INSURANCE AGENCY, LLC, a Utah limited liability company, as Trustee for the benefit of Assignor (as the "Lender" named therein) dated as of JUNE 3RD 2024 and recorded in the official records of SALT LAKE COUNTY the real property more particularly described in EXHIBIT "A" attached hereto and made a part hereof. The foregoing assignment is made subject to, and in connection with, that certain Loan Servicing Agreement between Assignor and Assignee. Accordingly, and notwithstanding the foregoing assignment, Assignor shall continue to service the loan secured by the Deed of Trust, and Assignor shall be authorized to: (i) issue payoff statements concerning such loan; (ii) collect payoff funds/proceeds; and (iii) execute and deliver a reconveyance of the Deed of Trust, for and on behalf of Assignee as its duly authorized loan servicer. Assignee, by accepting the foregoing assignment, shall be deemed to have consented to the same, and shall hold any subsequent lender, purchaser, and/or title company harmless for relying on such payoff statements issued by Assignor.

Exhibit "A"
Property Description

Commencing South 0°11'49" West 690.05 feet and South 89°49'10" East 515.86 feet from the Northwest Corner of Lot 5, Block 7, Section 16, Township 1 South, Range 1 East, Salt Lake Meridian; thence South 89°49'10" East 53.5 feet; thence South 0°11'49" West 176.15 feet; thence North 89°49'10" West 53.5 feet; thence North 0°11'49" East 176.15 feet to beginning.

Tax Serial No. 16-16-432-013