

WHEN RECORDED, RETURN TO:

Boomerang Finance SUB-REIT LLC
2152 S Vineyard #105
Mesa, Arizona 85210

Loan Number: B13436
APN: 22112510010000

14286343 B: 11517 P: 1526 Total Pages: 3
09/10/2024 02:30 PM By: tpham Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: BOOMERANG ACCEPTANCE LLC
2152 S VINEYARD STE 105 MESA, AZ 852106881

ASSIGNMENT OF DEED OF TRUST

For value received, Boomerang Finance SUB-REIT LLC, having an address at 2152 S Vineyard #105, Mesa, Arizona 85210 ("Assignor"), hereby grants, assigns and transfers to BFSR5, LLC, having an address of 2152 S Vineyard #105, Mesa, Arizona 85210 ("Assignee"), all of the undersigned's beneficial interest in that certain Deed of Trust, Assignment of Leases and Rents, Fixture Filing, and Security Agreement in the amount of SEVEN HUNDRED AND NINETY NINE THOUSAND DOLLARS (\$799,000.00) and dated August 19, 2024 executed by TKMS Real Estate LLC, an Idaho limited liability company ("Borrower"), as trustor, in favor of Boomerang Finance SUB-REIT LLC, as beneficiary, which was recorded on August 23, 2024, as Instrument Number 14279636 in the Recorder's Office of the County of Salt Lake County, State of Utah (the "Deed of Trust"), against:

The real property located in the City of Millcreek, County of Salt Lake County, State of Utah, described as follows:

SEE EXHIBIT "A," ATTACHED HERETO AND MADE A PART HEREOF,

commonly known as 4821 S Fortuna Way, Millcreek, UT, 84124 (the "Mortgaged Property");

Together with the Note therein described or referred to, the money due and to become due with interest, and all rights to accrue under said Deed of Trust.

The undersigned Assignor has independently and contemporaneously assigned and transferred to Assignee, all of the Assignor's right, title and interest in and to the Secured Note which is secured by this Deed of Trust.

[SIGNATURES FOLLOW]

EXHIBIT "A"

LEGAL DESCRIPTION OF PROPERTY

LOT 83, OAKCLIFF PARK NO. 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.