

15-077-0001

3519030  
BK 8201 PG 594

**ASSIGNMENT OF DEED OF TRUST, ASSIGNMENT OF LEASES AND RENTS,  
SECURITY AGREEMENT AND FIXTURE FILING**

**READY CAPITAL MORTGAGE DEPOSITOR VI, LLC** a Delaware limited liability  
company  
(Assignor)

to

**READY CAPITAL MORTGAGE FINANCING 2021-FL5, LLC**, a Delaware limited  
liability company  
(Assignee)

Dated: As of March 31, 2021.

E 3519030 B 8201 P 594-597  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
02/27/2023 02:05 PM  
FEE \$40.00 Pgs: 4  
DEP RT REC'D FOR CSC

Property Location: 440 S. Main Street  
Clearfield, Utah 84015  
County: Davis County

DOCUMENT PREPARED BY AND  
WHEN RECORDED, RETURN TO:

**Corporation Service Company**  
P.O. Box 2969  
Springfield, IL 62708  
440881-23 OF

**ASSIGNMENT OF DEED OF TRUST, ASSIGNMENT OF LEASES AND RENTS,  
SECURITY AGREEMENT AND FIXTURE FILING**

**READY CAPITAL MORTGAGE DEPOSITOR VI, LLC**, a Delaware limited liability company ("**Assignor**"), as the holder of the instrument hereinafter described and for valuable consideration hereby endorses, assigns, sells, transfers and delivers to **READY CAPITAL MORTGAGE FINANCING 2021-FL5, LLC**, a Delaware limited liability company having an address at 1251 Avenue of the Americas, 50<sup>th</sup> Floor, New York, New York 10020, their successors, participants and assigns (collectively "**Assignee**"), all right, title and interest of Assignor in and to that certain Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing, by **440 S MAIN LLC**, a Delaware limited liability company ("**Borrower**"), to **READYCAP COMMERCIAL, LLC**, a Delaware limited liability company ("**Original Lender**"), dated November 23, 2020, and recorded in the Real Property Records, Davis County, Utah ("**Official Records**"), on November 24, 2020, as document number E3318675; as the same was assigned by Original Lender to **READY CAPITAL SUBSIDIARY REIT I, LLC**, a Delaware limited liability company ("**Initial Assignee**"), pursuant to that certain Assignment of Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing, dated as of November 23, 2020 and recorded in the Official Records on April 21, 2021 as document number E3374264; as the same was assigned by Initial Assignee to Assignor, pursuant to that certain Assignment of Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing, dated as of March 31, 2021, and recorded in the Official Records on 02/13/2023 as document number 3517431 Bk:8192 Pg: 238 (as the same have heretofore been amended, modified, restated, supplemented, assigned, renewed or extended), and creating a first lien on the property described in Exhibit A attached hereto and by this reference made a part hereof.

Together with any and all notes and obligations therein described, the debt and claims secured thereby and all sums of money due and to become due thereon, with interest provided for therein, and hereby irrevocably appoints Assignee hereunder its attorney to collect and receive such debt, and to foreclose, enforce and satisfy the foregoing the same as it might or could have done were these presents not executed, but at the cost and expense of Assignee.

Together with any and all other liens, privileges, security interests, rights, entitlements, equities, claims and demands as to which Assignor hereunder possesses or to which Assignor is otherwise entitled as additional security for the payment of the notes and other obligations described herein.

**TO HAVE AND TO HOLD** this Assignment of Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing unto Assignee and to the successors and assigns of Assignee forever.

**[SIGNATURE ON THE FOLLOWING PAGE]**

IN WITNESS WHEREOF, Assignor has caused this instrument to be executed by its duly authorized officer on the day and year first above written.

**ASSIGNOR:**

**READY CAPITAL SUBSIDIARY REIT I, LLC,**  
a Delaware limited liability company

By: *Melissa Perez*  
Name: Melissa Perez  
Title: Authorized Person

**ACKNOWLEDGMENT**

STATE OF TEXAS                    )  
  )ss.:  
COUNTY OF DALLAS            )

This instrument was acknowledged before me on December 21, 2020 by Melissa Perez, as an Authorized Person of READY CAPITAL SUBSIDIARY REIT I, LLC, a Delaware limited liability company, on behalf of said limited liability company.

[SEAL]



*Jillian Tosh*

Notary Public in and for the State of Texas

My Commission Expires: **FEB 21 2024**

Print name of Notary Public: Jillian Tosh

**EXHIBIT A**

**Description of the Property**

**LOT 1, FREEPORT COLD STORAGE SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON  
FILE AND OF RECORD IN THE DAVIS COUNTY RECORDERS OFFICE**