

Return to:
SDP REIT, LLC
1240 East 2100 South #300
Salt Lake City, UT 84106

Tax Parcel Nos. 13-040-0058, 13-040-0060,
13-040-0061, 13-040-0059, and 35-280-0006

CTIA 146971-DMP

**PARTIAL RELEASE OF
CROSS DEFAULT/CROSS COLLATERALIZATION AGREEMENT**

This Partial Release of Cross Default/Cross Collateralization Agreement (the "Partial Release") relates to that certain Cross Default/Cross Collateralization Agreement (the "Cross Default Agreement") recorded February 9, 2021 as Entry 24779:2021 in the official records of the Utah County Recorder.

RECITALS

A. SDP REIT, LLC, a Delaware limited liability company ("SDP REIT"), is the beneficiary of certain deeds of trust and other security documents given by AF 21 LLC, a Utah limited liability company ("AF 21") and by AF PD LLC, a Utah limited liability company ("AF PD") to secured certain indebtedness defined as "Note One" in the Cross Default Agreement.

B. SDP FINANCIAL 2020, LP, a Delaware limited partnership ("SDP 2020"), is the beneficiary of a certain deed of trust and other security documents given by LEFT TURN LLC, a Utah limited liability company ("Left Turn") to secured certain indebtedness defined as "Note Two" in the Cross Default Agreement.

C. As specified in the Cross Default Agreement, the parties thereto agreed to certain cross-default and cross-collateralization provisions that would apply to both Note One and Note Two and to the trust deeds and other security documents securing those notes.

D. AF 21 and AF PD now desire to sell and convey that certain real property and appurtenant water rights located in Utah County, as legally described in Exhibit A, attached hereto (the "AF Property"). The AF Property is a portion of the property covered by the Cross Default Agreement.

E. SDP REIT and SDP 2020 have agreed to release the AF Property from the terms and conditions of the Cross Default Agreement.

ACCORDINGLY, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, SDP REIT and SDP 2020 hereby release the AF Property from the terms and conditions of the Cross Default Agreement.

Dated this 20th day of August, 2021.

SDP REIT, LLC
a Delaware limited liability company

By [Signature]
Name: MIKE NIXON
Title: MANAGER

SDP FINANCIAL 2020, LP
a Delaware limited partnership

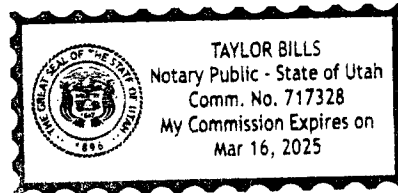
By [Signature]
Name: MIKE NIXON
Title: MANAGER

STATE OF UTAH

COUNTY OF SALT LAKE

On the 20th day of August, 2021, personally appeared before me MIKE NIXON, who acknowledged himself/herself to be the MANAGER of SDP REIT LLC, a Delaware limited liability company, and that they, as such MANAGER, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

[Signature]
Notary Public

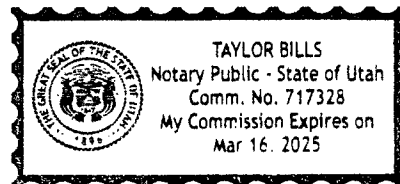


STATE OF UTAH

COUNTY OF SALT LAKE

On the 20th day of August, 2021, personally appeared before me MIKE NIXON, who acknowledged himself/herself to be the MANAGER of SDP FINANCIAL 2020, LP, a Delaware limited partnership, and that they, as such MANAGER, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

[Signature]
Notary Public



**Exhibit A
Legal Description**

PARCEL 1:

Lots 101 through 162, inclusive, AF CROSSINGS PLAT "A", according to the official plat thereof recorded July 21, 2021 as Entry No. 128395:2021, Map Filing #17813 in the office of the Utah County Recorder.

PARCEL 2:

Lots 163 through 231, inclusive, AF CROSSINGS PLAT "B", according to the official plat thereof recorded July 21, 2021 as Entry No. 128396:2021, Map Filing #17814 in the office of the Utah County Recorder.

PARCEL 3:

Lots 413 through 418, inclusive, AF CROSSINGS PLAT "G", according to the official plat thereof recorded July 28, 2021 as Entry No. 132057:2021, Map Filing No. 17825 in the office of the Utah County Recorder.

PARCEL 4:

Lots 101, 102, 103, 104, 105A, 105B, 106, 107A, 107B and 108, AF 10 PLAT "A", according to the official plat thereof recorded July 21, 2021 as Entry No. 128397:2021, Map Filing #17815 in the office of the Utah County Recorder.

PARCEL 5:

Beginning at a point located South 98.97 feet and West 620.35 feet from the South quarter corner of Section 22, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence North 65°08'00" West 73.40 feet; thence along the arc of a 15.00 foot radius curve to the right a distance of 18.90 feet (curve having a central angle of 72°12'34" and long chord bears North 29°04'05" West 17.68 feet); thence North 89°37'30" West 8.03 feet; thence along the arc of a 636.00 foot radius curve to the left a distance of 58.14 feet (curve having a central angle of 05°14'17" and long chord bears North 04°32'31" East 58.12 feet); thence South 88°04'38" East 127.10 feet; thence South 25°49'32" West 111.15 feet to the point of beginning.

Basis of bearing is North 89°52'20" East along section line from the South quarter corner of Section 22, Township 5 South, Range 1 East, Salt Lake Base and Meridian, to the Southeast corner of said Section 22. (NAD 83)

Tax Id No.: 13-069-0014, 13-069-0015, 13-068-0013, 13-068-0010, 13-068-0011, 13-069-0018, 13-069-0017, 13-069-0013, 35-280-0007, 45-221-0005, 45-221-0013 and 35-280-0004