

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS

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|---|
| A. NAME & PHONE OF CONTACT AT FILER (optional) Pierce Lowrey (404-705-6946) |
| B. E-MAIL CONTACT AT FILER (optional) Pierce.Lowrey@nrs.law |
| C. SEND ACKNOWLEDGMENT TO: (Name and Address) <div style="border: 1px solid black; padding: 5px; width: fit-content;"> <p>Neel, Robinson & Stafford, LLC 5555 Glenridge Connector Suite 400 Atlanta, Georgia 30342</p> </div> |

THE ABOVE SPACE IS FOR FILING OFFICE USE ONLY

1. DEBTOR'S NAME: Provide only one Debtor name (1a or 1b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 1b, leave all of item 1 blank, check here and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

| | | | | | |
|--|--------------------------|------------------------|-------------------------------|-----------------------------|---------|
| 1a. ORGANIZATION'S NAME MRP PAYSON, LLC | | | | | |
| OR | 1b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX | |
| 1c. MAILING ADDRESS 294 Interstate North Circle, Bldg 2, Ste 150 | | CITY Atlanta | STATE GA | POSTAL CODE 30339 | COUNTRY |

2. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (use exact, full name; do not omit, modify, or abbreviate any part of the Debtor's name); if any part of the Individual Debtor's name will not fit in line 2b, leave all of item 2 blank, check here and provide the Individual Debtor information in item 10 of the Financing Statement Addendum (Form UCC1Ad)

| | | | | | |
|-------------------------|--------------------------|---------------------|-------------------------------|-------------|---------|
| 2a. ORGANIZATION'S NAME | | | | | |
| OR | 2b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX | |
| 2c. MAILING ADDRESS | | CITY | STATE | POSTAL CODE | COUNTRY |

3. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGNOR SECURED PARTY): Provide only one Secured Party name (3a or 3b)

| | | | | | |
|--|--------------------------|------------------------|-------------------------------|-----------------------------|---------|
| 3a. ORGANIZATION'S NAME IBERIABANK, a division of First Horizon Bank | | | | | |
| OR | 3b. INDIVIDUAL'S SURNAME | FIRST PERSONAL NAME | ADDITIONAL NAME(S)/INITIAL(S) | SUFFIX | |
| 3c. MAILING ADDRESS 165 Madison Avenue | | CITY Memphis | STATE TN | POSTAL CODE 38103 | COUNTRY |

4. COLLATERAL: This financing statement covers the following collateral:

See Exhibit "A" attached hereto and incorporated herein

Parcel No. 41-736-0001

#134227-BHB

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|---|--|
| 5. Check <u>only</u> if applicable and check <u>only</u> one box: Collateral is <input type="checkbox"/> held in a Trust (see UCC1Ad, item 17 and Instructions) <input type="checkbox"/> being administered by a Decedent's Personal Representative | |
| 6a. Check <u>only</u> if applicable and check <u>only</u> one box: <input type="checkbox"/> Public-Finance Transaction <input type="checkbox"/> Manufactured-Home Transaction <input type="checkbox"/> A Debtor is a Transmitting Utility | 6b. Check <u>only</u> if applicable and check <u>only</u> one box: <input type="checkbox"/> Agricultural Lien <input type="checkbox"/> Non-UCC Filing |
| 7. ALTERNATIVE DESIGNATION (if applicable): <input type="checkbox"/> Lessee/Lessor <input type="checkbox"/> Consignee/Consignor <input type="checkbox"/> Seller/Buyer <input type="checkbox"/> Bailee/Bailor <input type="checkbox"/> Licensee/Licensor | |
| 8. OPTIONAL FILER REFERENCE DATA: | |

Exhibit "A"

The following items involving or relating to the property described on **Exhibit "B"** attached hereto and incorporated herein ("***Land***") or any part thereof, both now or hereafter existing or acquired by Debtor:

1. All of Debtor's right, title and interest in and into all buildings, structures and improvements of every nature whatsoever now or hereafter situated on the Land, and all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators and motors, plumbing and heating fixtures, carpeting and other floor coverings, fire extinguishers and any other safety equipment required by governmental regulation or law, washers, dryers, water heaters, mirrors, mantels, air conditioning apparatus, refrigerators, cooking apparatus and appurtenances, window screens, awning and storm sashes which are or shall be attached to said buildings, structures or improvements and all other furnishings, furniture, fixtures, machinery, equipment, appliances, vehicles (excluding Debtor's personal automobiles, if any), building supplies and materials, books and records, chattels, inventory, accounts, farm products, consumer goods, general intangibles and personal property of every kind and nature whatsoever now or hereafter owned by Debtor and located in, on or about, or used or intended to be used with or in connection with the use, operation or enjoyment of the Land, including all extensions, additions, improvements, betterments, after-acquired property, renewals, replacements and substitutions or proceeds from a permitted sale of any of the foregoing, and all the right, title and interest of Debtor in any such furnishings, furniture, fixtures, machinery, equipment, appliances, vehicles and personal property subject to or covered by any prior security agreement, conditional sales contract, chattel mortgage or similar lien or claim, together with the benefit of any deposits or payments now or hereafter made by Debtor or on behalf of Debtor, all tradenames, trademarks, servicemarks, logos and goodwill related thereto which in any way now or hereafter belong, relate or appertain to the Land or any part thereof or are now or hereafter acquired by Debtor; and all inventory, accounts, chattel paper, documents, equipment, fixtures, farm products, consumer goods and general intangibles constituting proceeds acquired with cash proceeds of any of the property described hereinabove, all of which are hereby declared and shall be deemed to be fixtures and accessions to the Land.
2. All easements, rights-of-way, strips and gores of land, vaults, streets, ways, alleys, passages, sewer rights, waters, water courses, water rights and powers, minerals, flowers, shrubs, crops, trees, timber and other emblements now or hereafter located on the Land or under or above the same or any part or parcel thereof, and all estates, rights, titles, interests, privileges, liberties, tenements, hereditaments and appurtenances, reversion and reversions, remainder and remainders, whatsoever, in any way belonging, relating or appertaining to the Land or any part thereof, or which hereafter shall in any way belong, relate or be appurtenant thereto, whether now owned or hereafter acquired by Debtor.
3. All income, rents, issues, profits and revenues of the Land from time to time accruing (including without limitation, all payments under leases or tenancies, proceeds of insurance, condemnation payments, tenant security deposits whether held by Debtor or in a trust account, and escrow funds), and all the estate, right, title, interest, property, possession, claim and demand whatsoever at law, as well as in equity, of Debtor in and to the same.

4. All contracts, agreements, permits, contract rights, and other intangibles relating to the Land, and the improvements now or hereafter located thereon, including the following:
 - a. All insurance policies and binders for insurance and all claims for losses thereunder and all proceeds and rights to proceeds thereunder.
 - b. All fidelity bonds, payment bonds and performance bonds.
 - c. All existing permits, licenses and approvals of any type from state, federal and local authorities (including, without limiting the generality of the foregoing any building permit issued to Debtor concerning the construction of improvements on the Land) together with all permits, licenses and approvals of any type hereafter issued from state, federal and local authorities.
 - d. All rights of Debtor now or hereafter to receive utility, water and waste and sanitary sewerage services, including any tap on or access fees or payments relating thereto.
 - e. All warranties, guaranties and other assurances, written and oral on any property of Debtor conveyed by Debtor to Secured Party by the Loan Documents and on any property of Debtor in which Debtor has granted to Secured Party a security interest.
 - f. All site plans, drawings, plans, specifications and studies prepared by all architects and engineers, all reports, surveys and studies made by all engineers and surveyors, and all other plans, soil test reports, specifications, engineering plans and reports and any other architectural or engineering data used or useful in connection with the construction of any of the improvements on the Land; including, without limitation, all of the Plans and Specifications, including all changes, modifications and amendments thereof.
 - g. All certificates of occupancy.
 - h. All termite bonds, reports and servicing contracts.
 - i. All proceeds and rights to all proceeds in any threatened or pending condemnation or proceedings in lieu thereof.
 - j. All judgments of Debtor against anyone, including all proceeds thereof.
 - k. All rights and interests of Debtor under any development, management, leasing, brokerage, construction, engineering or architectural contract to which Debtor is, or hereafter shall become, a party.
 - l. All construction contracts to which Debtor is a party relating to the Land.
 - m. All contracts between Debtor and others relating to the providing of access roads, sewer and other utility services or facilities for the benefit of the Land.
 - n. All contracts between Debtor and others relating to the providing of amenities of any nature whatsoever for the benefit of the Land.
 - o. All rights of Debtor under any financing commitment in favor of Debtor.
 - p. All causes of action of Debtor against anyone now or hereafter arising which involve the improvements of the Land.
 - q. all of Debtor's rights and privileges, if any, to modify, terminate or waive performance of any of said contract documents or rights.

Exhibit "B"

PARCEL 1:

Lot 1, PLAT "B", HENLINE SUBDIVISION, being a vacation of Plat "A", Henline Subdivision, Payson City, according to the official plat thereof as recorded in the office of the Utah County Recorder on August 19, 2010 as Entry No. 69722:2010.

LESS AND EXCEPTING THEREFROM the following:

Beginning at a point on the South Line of Lot 1, HENLINE SUBDIVISION, PLAT "B", which point lies South 898.24 feet and West 926.66 feet from the East 1/4 Corner of Section 18, Township 9 South, Range 2 East, Salt Lake Base and Meridian; and running thence along the boundaries of said Lot 1 the following three (3) courses to wit: (1) North 89°52'37" West 67.74 feet, (2) North 1°05'57" West 138.61 feet, (3) North 88°54'03" East 67.72 feet; thence South 1°05'57" East 140.05 feet to the point of beginning.

PARCEL 1A:

A non-exclusive easement, appurtenant to Parcel 1 above, for ingress and egress, as set forth and defined in that certain Reciprocal Easement and Parking Agreement recorded September 3, 2010 as Entry No. 75047:2010.

PARCEL 1B:

A non-exclusive easement, appurtenant to Parcel 1 above, for ingress and egress, as set forth and defined in that certain Reciprocal Cross Access Easement recorded March 25, 2014 as Entry No. 19478:2014.

Tax Parcel No. 41-736-0001