

E# 3225330 PG 1 OF 4 Leann H. Kilts, WEBER COUNTY RECORDER 22-Mar-22 1152 AM FEE \$40.00 DEP TN REC FOR: TITLE GUARANTEE - RIVER PARK ELECTRONICALLY RECORDED

RECORDING REQUESTED AND WHEN RECORDED RETURN TO:

ABC LENDING 10757 S. River Front Pkwy Suite 110 South Jordan, UT 84095

APN(s): 05-044-0009

ASSIGNMENT OF DEED OF TRUST

This ASSIGNMENT OF DEED OF TRUST (this "Assignment") is made and entered into as of the 21st day of MARCH, 2022, by and between ABC LENDING, whose address is 10757 S. River Front Pkwy Suite 110, South Jordan, Utah 84095 ("Assignor") and CASEY MALMBORG AND NICOLE MALMBORG AS TO AN 85% INTEREST whose address is 3258 W BLUE HEELER WAY, RIVERTON, UT 84065 ("Assignee") AND EMIGRATION CONSULTING, INC. AS TO A 15% INTEREST whose address is 3057 W SWEET CLOVER LANE, SOUTH JORDAN, UT 84095 ("Assignee").

WITNESSETH:

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 SHIMMER ACCESSORIES, LLC ("Borrower") to TITLE GUARANTEE, LLC a Utah Limited Liability Company, as Trustee for the benefit of Assignor (as the "Lender" named therein) dated as of MARCH 21, 2022 and recorded in the official records of WEBER COUNTY, Utah (the "Deed of Trust"), together with all of Assignor's right, title, and interest in and to 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.

For pay-off requests and reconveyances please contact:

c/o ABC Lending 10757 S. River Front Pkwy Suite 110 South Jordan, UT 84095 Diane Lamb @ 801-718-4512 team33manager@gmail.com (801) 676-3030 Office (801) 676-3031 Fax

WITNESS, this Assignment has been duly executed as of the day and year first above written.

ASSIGNOR:

ABC LENDING

Name: Title: Authorized signatory

June 5, 2025 Comm. Number: 718357

STATE OF UTAH)	
:ss.	
COUNTY OF SALT LAKE)	
	Name of officer taking acknowledgment)
``````````````````````````````````````	Official title of officer taking acknowledgment
certify that Blake Hansen	personally came before me thi
day and acknowledged that he is the authorized signar	tory of ABC LENDING, and that by authority
duly given and as the act of the national banking association	
its name by its authorized signatory and attested by	
Witness my hand and official seal, this the	day of <u>March</u> , 20 <u>22</u>
Dine Lamb	•
ISEALI:	DIANE LAMB  Notary Public State of Utah  My Commission Expires on:

[SEAL]:

# Exhibit "A" Property Description

All of Lots 17 and 18, Block 15, Nelson Park Addition, Ogden City, Weber County, State of Utah, according to the official plat thereof.

Together with the 1/2 of the vacated alley abutting thereon.

Tax Serial No. 05-044-0009