



W3225330

E# 3225330 PG 1 OF 4
Leann H. Kilts, WEBER COUNTY RECORDER
22-Mar-22 11:52 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.

TG Order No. 39844-DH

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