

After Recording Return to:
Progressive Credit, LLC
1706 South 500 West, Ste. 200
Bountiful, Utah 84010

TID 13-275-0020
13-275-0024

**TRUST DEED
(Corporate)**

THIS TRUST DEED is made this 14th^{day} of **October 2020** between

HARVEST PARK 2 COMMUNITY, LLC

as **TRUSTOR**

whose address is 5617 SOUTH 1475 EAST, OGDEN, UT. 84403

STEWART TITLE INSURANCE AGENCY OF UTAH, INC.

as **TRUSTEE,**

And

PROGRESSIVE CREDIT, LLC

as **BENEFICIARY.**

whose address is 1706 South 500 West, Ste. 200, Bountiful, Utah 84010

Trustor hereby **CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE,** the following described property situated in Weber County, Utah.

SEE EXHIBIT "A" ATTACHED HERETO AND
BY THIS REFERENCE MADE A PART HEREOF.

Together with all buildings, fixtures and improvements thereon and all water rights, rights of way, easements, rents, issues, profits, income, tenements, hereditaments, privileges, and appurtenances thereunto now or hereafter used or enjoyed with said property, or any part thereof;

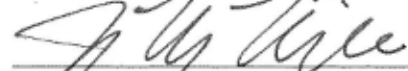
FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by a promissory note of even date herewith, in the principal sum of **\$2,500,000.00** payable to the order of the Beneficiary at the times, in the manner and with interest as therein set forth, and payment of any sums expended or advanced by the Beneficiary to protect the security hereof.

Trustor agrees to pay all taxes and assessments on the above property, to pay all charges and assessments on water or water stock used on or with said property, not to commit waste, to maintain adequate fire insurance on improvements on said property, to pay all costs and expenses of collection (including Trustee's fees in event of default in payment of the indebtedness secured hereby) and to pay reasonable Trustee's fees for any of the services performed by Trustee hereunder, including a reconveyance hereof.

The undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at the address hereinbefore set forth.

Attest:

Harvest Park 2 Community, LLC



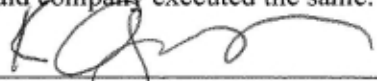
Jed M. Nilson - Manager

STATE OF UTAH)

SS:

COUNTY OF WEBER)

On the 14th day of October 2020 personally appeared before me JED M. NILSON, who being duly sworn, that he is the Manager of Harvest Park 2 Community, LLC, a limited liability company, and that said instrument was signed in behalf of said company by authority of its by-laws, and said JED M. NILSON acknowledged to me that said company executed the same.



Notary Public

My commission Expires: 03/03/23
Residing at: Ogden



HARVEST PARK PHASE 3

A PORTION OF LOT 6 OF THE STAN COOK SUBDIVISION PHASE II AMENDED, LOCATED IN THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 112 OF HARVEST PARK PHASE 1, SAID POINT BEING S00°36'39"W ALONG THE SECTION LINE, 1877.17 FEET AND S89°23'21"E 1478.49 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 28; THENCE ALONG HARVEST PARK PHASE 1 THE FOLLOWING EIGHT (8) COURSES: (1) S88°37'55"E 130.42 FEET; (2) S89°55'11"E 70.02 FEET; (3) S88°37'55"E 130.81 FEET; (4) N01°22'05"E 455.00 FEET; (5) N45°05'02"W 41.74 FEET; (6) N41°57'50"E 115.00 FEET; (7) N89°49'50"E 101.70 FEET; AND (8) N49°22'03"E 142.96 FEET; THENCE S48°02'10"E 101.25 FEET; THENCE S01°06'20"W 871.97 FEET; THENCE N88°37'55"W 664.59 FEET; THENCE N01°22'05"E 266.81 FEET TO THE POINT OF BEGINNING.

CONTAINING 377225 SQUARE FEET OR 8.660 ACRES MORE OR LESS.