11. 11			

UCC FINANCING STATEMENT

FOLLOW INSTRUCTIONS	
A. NAME & PHONE OF CONTACT AT FILER (Jasmine Poulson	optional) (801) 705-4349
B. E-MAIL CONTACT AT FILER (optional) jpoulson@ccbankutah.com	
C. SEND ACKNOWLEDGMENT TO: (Name ar	nd Address)
Capital Community Bank 3280 N University Ave	
Provo UT 84604	
DEBTOR'S NAME: Provide only one Debtor name (1a on name will not fit in line 1b, leave all of item 1 blank, check)	
1a. ORGANIZATION'S NAME	

Recorded 30-Mar-2021 Filing No.99723
At 03:04 PMin BookN12 Page 372
Fee \$40.00 Krystal G. Butterfield Rich County Recorder
For HICKMAN LAND TITLE LOGAN



C. SEND ACKNOWLEDGMENT TO: (Name and Address)					
C. SEND ACKNOWLEDGMENT TO. (Name and Address)					
Capital Community Bank					
3280 N University Ave					
-					
Provo UT 84604	ı				
	THE ABA	OVE CDACE IC FO	THE INC. OFFICE USE.	ONII V	
1. DEBTOR'S NAME: Provide only one Debtor name (1a or 1b) (use exact, ful			R FILING OFFICE USE		
	vide the Individual Debtor Information in item 10				
1a. ORGANIZATION'S NAME					
The Waters Edge Properties LLC					
1b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIO	ADDITIONAL NAME(S)/INITIAL(S)		
c. MAILING ADDRESS	CITY	STATE	STATE POSTAL CODE		
967 West Center St.	Orem	UT	84057	USA	
2. DEBTOR'S NAME: Provide only one Debtor name (2a or 2b) (use exact, fu	Il name; do not omit, modify, or abbreviate any	part of the Debtor's nam	e); if any part of the Individua	al Debtor's	
name will not fit in line 2b, leave all of item 2 blank, check here and pro	vide the Individual Debtor Information in item 10	of the Financing State	ment Addendum (Form UCC	1Ad)	
2a. ORGANIZATION'S NAME					
2b. INDIVIDUAL'S SURNAME	FIRST PERSONAL NAME	ADDITIO	NAL NAME(S)/INITIAL(S)	SUFFIX	
	CITY	STATE	POSTAL CODE	COUNTRY	
c. MAILING ADDRESS	0111	GIAIL	I OOTAL OODL	COUNTRY	
2c. MAILING ADDRESS	OTT	GIAIL	T GOTAL GODE	COUNTRY	
				COUNTRY	
B. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGN 3a. ORGANIZATION'S NAME	OR SECURED PARTY): Provide only one			COUNTRY	
B. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGN 3a. ORGANIZATION'S NAME Capital Community Bank - Pleasant (OR SECURED PARTY): Provide only one			COUNTRY	
B. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGN 3a. ORGANIZATION'S NAME Capital Community Bank - Pleasant (OR SECURED PARTY): Provide only one	⊵ Secured Party name (i		SUFFIX	
38. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGN 38. ORGANIZATION'S NAME Capital Community Bank - Pleasant (36. INDIVIDUAL'S SURNAME	OR SECURED PARTY): Provide only one Grove Branch FIRST PERSONAL NAME	s Secured Party name (Ba or 3b) NAL NAME(S)/INITIAL(S)		
38. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGN 3a. ORGANIZATION'S NAME Capital Community Bank - Pleasant (3b. INDIVIDUAL'S SURNAME 1c. MAILING ADDRESS	OR SECURED PARTY): Provide only one Grove Branch FIRST PERSONAL NAME CITY	Secured Party name (NAL NAME(S)/INITIAL(S) POSTAL CODE	SUFFIX	
S. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGN 3a. ORGANIZATION'S NAME Capital Community Bank - Pleasant (3b. INDIVIDUAL'S SURNAME c. MAILING ADDRESS	OR SECURED PARTY): Provide only one Grove Branch FIRST PERSONAL NAME	s Secured Party name (Ba or 3b) NAL NAME(S)/INITIAL(S)	SUFFIX	
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3a. ORGANIZATION'S NAME (or NAME of ASSIGNEE of ASSIGN Table 1	OR SECURED PARTY): Provide only one Grove Branch FIRST PERSONAL NAME CITY Pleasant Grove neral Intangibles; Wh	ADDITIO STATE UT nether any	POSTAL CODE 84062-0000 of the forego	SUFFIX COUNTRY USA	
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S. SECURED PARTY'S NAME (or NAME of ASSIGNEE of ASSIGN 3a. ORGANIZATION'S NAME Capital Community Bank - Pleasant (3b. INDIVIDUAL'S SURNAME c. MAILING ADDRESS 909 West State St C. COLLATERAL: This financing statement covers the following collateral: Fixtures, Furniture and Equipment, Geometric State of the foregoing; all acceptating to any of the foregoing; all foregoing; all proceeds relating to a lintangibles and other accounts proceed	OR SECURED PARTY): Provide only one Grove Branch FIRST PERSONAL NAME CITY Pleasant Grove neral Intangibles; Wh sories, additions, records of any kind ny of the foregoing	ADDITIO STATE UT nether any replacement relating t (including	POSTAL CODE 84062-0000 of the foregoes, and substitution of the any of the	SUFFIX COUNTRY USA Ding is Ltutions eneral	

Consignee/Consignor

Seller/Buyer

Bailee/Bailor

Licensee/Licensor

Lessee/Lessor

7. ALTERNATIVE DESIGNATION (If applicable):

8. OPTIONAL FILER REFERENCE DATA:

UCC FINANCING STATEMENT ADDENDUM

FOLLOW INSTRUCTIONS						
NAME OF FIRST DEBTOR: Same as line 1a or 1b on Financing Statement; if line because individual Debtor name did not fit, check here	e 1b was left blank					
		- 1171111				
9a. ORGANIZATION'S NAME						
The Waters Edge Properties LLC						
OR	···					
9b. INDIVIDUAL'S SURNAME						
FIRST REPOONAL MALE						
FIRST PERSONAL NAME						
ADDITIONAL NAME(S)/INITIAL(S)		SUFFIX				
					FOR FILING OFFI	
10. DEBTOR'S NAME: Provide (10a or 10b) only one additional Debtor name or I	Debtor name that did	i not fit in line 1b or 2	2b of the Financing St	atement (Fo	orm UCC1) (use exact,	, full name;
do not omit, modify, or abbreviate any part of the Debtor's name) and enter the mailing	address in line 10c					
10a, ORGANIZATION'S NAME						
OR						
10b. INDIVIDUAL'S SURNAME						
INDIVIDUAL'S FIRST PERSONAL NAME						
INDIVIDUAL'S ADDITIONAL NAME(S)/INITIAL(S)						SUFFIX
10c. MAILING ADDRESS	CITY			STATE	POSTAL CODE	COUNTRY
11. ADDITIONAL SECURED PARTY'S NAME or ASSIG	NOR SECURE	D PARTY'S	NAME: Provide or	l nly one na	me (11a or 11b)	
11a, ORGANIZATION'S NAME				., 212.10	(114 61 115)	
OR 11b. INDIVIDUAL'S SURNAME	FIRST PERSO	ONAL NAME		ADDITIO	NAL NAME(S)/INITIAL	(S) SUFFIX
						(2)
11c. MAILING ADDRESS	CITY			STATE	POSTAL CODE	COUNTRY
12. ADDITIONAL SPACE FOR ITEM 4 (Collateral):				ļ	.l	
, ,						
•						
13. X This FINANCING STATEMENT is to be filed [for record] (or recorded) in the	14. This FINA	NCING STATEMEN	T:			
REAL ESTATE RECORDS (If applicable)		ers timber to be cut	covers as-e	xtracted co	llateral X is	filed as a fixture filing
15. Name and address of a RECORD OWNER of real estate described in item 16		n of real estate:	covered o		indicate: [X] 15	med as a fixture filling
(If Debtor does not have a record interest):	l .		21_400_05	0 De 10		
The Waters Edge Properties, LLC	Parcel 1: 41-21-400-059 Parcel 2: 41-21-400-0068					
			e Exhibit A			
					0 3	G 1
	84028		outh Boule	evaro	, Garden	City, Utah
	04020					
17. MISCELLANEOUS:					00733	- N110 07
				E	99723	в N12 р 37

Exhibit A

PARCEL 1:

Part of Lot 9, Block 6, Plat "B" GARDEN CITY SURVEY, described as follows: Beginning at a point 225 feet East from the Southwest corner of Lot 9, Block 6, Plat "B" Garden City Survey, and running thence North 99 feet; thence East 110 feet; thence South 99 feet; thence West 110 feet to the place of beginning.

PARCEL 2:

Part of Lot 9, Block 6, Plat "B" GARDEN CITY SURVEY, described as follows: Beginning at a point 120 feet East of the Southwest corner of Lot 9, Block 6, Plat "B" GARDEN CITY SURVEY, thence North 99 feet; thence East 105 feet; thence South 99 feet; thence West 105 feet to the point of beginning.

LESS AND EXCEPTING from Parcels 1 and 2, that certain parcel conveyed to Garden City, a Municipal Corporation, on June 19,2015 in Book O11, Page 1299, which is described as follows: PART OF BLOCK 6, PLAT 'B', GARDEN CITY SURVEY, BEING A PARCEL OF GROUND LOCATED IN THE NORTHWEST QUARTER OF SECTION 21, TOWNSHIP 14NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN. DESCRIBED AS FOLLOWS: COMMENCING AT THE BRASS CAP MONUMENT FOUND AT THE WEST QUARTER CORNER OF SECTION 21, TOWNSHIP 14 NORTH, RANGE 5 EAST OF THE SALT LAKE BASE AND MERIDIAN, FROM WHICH THE COTTON GIN PIN FOUND AT THE NORTHWEST CORNER OF SAID SECTION BEARS NORTH 00°06'45" WEST 2723.16 FEET; RUNNING THENCE NORTH 00°06'45" WEST 571.71 FEET; THENCE NORTH 89°53'14" EAST 1923.86 FEET TO THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF BEAR LAKE BOULEVARD (HIGHWAY 30) AND THE SOUTH RIGHT-OF-WAY LINE OF 150 SOUTH STREET; THENCE NORTH 00°00'00" WEST 99.00 FEET TO THE NORTH RIGHT-OF-WAY LINE OF 150 SOUTH STREET; THENCE NORTH 89°55'02" EAST ALONG SAID NORTH RIGHT-OF-WAY LINE 303.60 FEET; THENCE SOUTH 00°00'00" EAST 49.50 FEET TO THE TRUE POINT OF BEGINNING; AND RUNNING THENCE NORTH 89°55'02" EAST 522.00 FEET TO THE HIGH-WATER LINE OF BEAR LAKE AT ELEVATION 5923.65 FEET OF THE U.P.&L. DATUM; THENCE NORTH 15°30'50" WEST 12.45 FEET; THENCE SOUTH 89°55'02" WEST 518.67 FEET; THENCE SOUTH 00°00'00" EAST 12.00 FEET TO THE POINT OF BEGINNING.

41-21-400-0059, 41-21-400-0068