

ASSIGNMENT OF NOTE

Secured by a Deed of Trust with Assignment of
Rents, Security Agreement and Fixture Filing
dated January 11, 2018,
executed by David Login Perolis and Jensa
Dawn Perolis, as Trustor,
to Loanatik, LLC an Arizona limited liability
company as to a 100% undivided interest, as
Beneficiary, and
recorded on January 12, 2018
in Instrument Number 2018-0031201 ,
in the records of Maricopa County, Arizona

ASSIGNOR

Loanatik, LLC an Arizona limited liability company as to a 100% undivided interest

ASSIGNEE

Michael Price

When recorded mail to:
Loanatik, LLC
4550 East Cactus Road #250
Phoenix, AZ 85032

ASSIGNMENT OF BENEFICIAL INTEREST UNDER DEED OF TRUST

DATED: January 11, 2018

FOR VALUE RECEIVED, the undersigned, as Beneficiary or successor thereto, hereby assigns to Michael Price, whose address is 4136 East Pullman Road, Cave Creek, AZ 85331 as Assignee-Beneficiary, all of Beneficiary's interest under that Deed of Trust with Assignment of Rents, Security Agreement and Fixture Filing dated January 11, 2018, executed by David Login Perolis and Jensa Dawn Perolis, as Trustor, to Evergreen Note Servicing, as Trustee, and recorded on January 12, 2018 in Instrument Number 2018-0031201, in the records of Maricopa County, Arizona; which affects the real property described in Exhibit A attached hereto and incorporated herein by this reference.

TOGETHER with any and all notes and contracts described or referred to in said Deed of Trust, all sums, including interest due or to become due thereunder, and all rights accrued or to accrue thereunder.

The undersigned has not assigned, encumbered or transferred its beneficial interest in the said Deed of Trust, except as provided in this Assignment of Beneficial Interest under Deed of Trust.

IN WITNESS WHEREOF, Beneficiary has signed this instrument as of this 11th day of January, 2018.

Assignor-Beneficiary:

Loanatik, LLC
an Arizona Limited Liability Company

By:


Corey Schwartz, Manager

date


STATE OF ARIZONA)

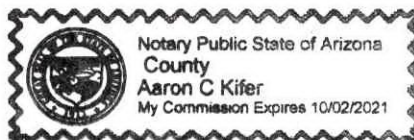
) ss.

County of Maricopa)

On the 11th day of January, 2018 before me appeared Corey Schwartz, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal


Signature of Notary



Affiant:

Known

☒ Produced ID

Form of ID: Drivers License

EXHIBIT A
to
ASSIGNMENT OF BENEFICIAL INTEREST UNDER DEED OF TRUST

Legal Description

Real property in the City of Surprise, County of MARICOPA, State of Arizona, described as follows:

LOT 17, OF SURPRISE FARMS - PHASE 2, PARCEL 5, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF MARICOPA COUNTY, ARIZONA, RECORDED IN BOOK 665 OF MAPS, PAGE 25, AN CERTIFICATE OF CORRECTION RECORDED IN DOCUMENT NO. 2004-1274613.

APN #: 502-84-834 0

Commonly known as: 17781 W Ironwood Street, Surprise, Arizona 85388

ENDORSEMENT OF PROMISSORY NOTE

To: Evergreen Note Servicing

Account No. _____

The undersigned, as assigning payee on the Note herein described, does hereby instruct Evergreen Note Servicing, as Servicing Agent, to attach this Endorsement to the original Note held under the above account and dated January 11, 2018, in the sum of \$100,000.00, as signed by David Login Perolis and Jensa Dawn Perolis, ("Promisor"), and payable to Loanatik, LLC an Arizona limited liability company as to a 100% undivided interest, Promisee, together with any security represented by a Deed of Trust dated January 11, 2018, recorded January 12, 2018 in Instrument 2018-0031201 in the official records of the Recorder of Maricopa County, Arizona;

Loanatik, LLC an Arizona limited liability company as to a 100% undivided interest as owner and holder of the Note and Deed of Trust as to a 100.00% undivided interest, does hereby

ASSIGN TO AND PAY TO THE ORDER OF: Michael Price WITHOUT RECOURSE, COVENANT, WARRANTY OR REPRESENTATION BY THE UNDERSIGNED OF ANY KIND, EXPRESS OR IMPLIED.

SAID ENDORSEMENT HEREBY BECOMES A PART OF AND AN EXTENSION TO THE DESCRIBED NOTE.

Dated this 11th day of January, 2018

Assignor-Beneficiary:

Loanatik, LLC
an Arizona Limited Liability Company

By: _____


Corey Schwartz, Manager

date

DISBURSEMENT AUTHORIZATION

To: Evergreen Note Servicing

Account No. _____

In conjunction with the Assignment of Beneficial Interest Under Deed of Trust, Evergreen Note Servicing, as Servicing Agent, is hereby instructed to begin remitting payments to the New Payee as defined below on the account referenced above effective immediately.

FUNDS WILL BE HELD IN A NON-INTEREST BEARING ACCOUNT UNTIL THIS INSTRUCTION IS RETURNED FULLY COMPLETED AND SIGNED BY ALL OF THE PARTIES TO THIS TRANSACTION.

Please type or clearly print the names of all parties to this transaction. All parties must sign above their names. Parties must sign in their capacity if as Trustee or if as an Officer of an entity.

Date: 11th day of January, 2018

ASSIGNING PAYEE:

Loanatik, LLC
an Arizona Limited Liability Company

By: _____

Corey Schwartz, Manager

date

NEW PAYEE:

By: _____

Michael Price, an unmarried man

Agreed to and accepted by:
Evergreen Note Servicing

By: _____

Name: _____

Its: _____

Servicing Account: _____

REQUEST FOR FULL RELEASE AND FULL RECONVEYANCE

To: Evergreen Note Servicing, As Trustee

The Undersigned is the legal owner and holder of the note and all other indebtedness secured by the Deed of Trust dated January 11, 2018 and recorded January 12, 2018, in Recorder's No. 2018-0031201 Records of Maricopa County, Arizona, and covenants and warrants that said interests have not been transferred, hypothecated or otherwise acquired by any party or parties other than the undersigned.

You are hereby notified that said note and all other sums and indebtedness secured by said Deed of Trust have been fully paid and satisfied, and you are hereby requested and directed upon surrender to you of said note, Deed of Trust, and evidence of any other indebtedness secured thereby, for cancellation and retention, and upon payment to you of any sums owing to you under the terms of said Deed of Trust, to reconvey, without warranty, to "the person or persons legally entitled thereto" the estate now held by you thereunder.

Beneficiary: Michael Price

By: _____
Michael Price, an unmarried man

SERVICING AGREEMENT SIGNATURE PAGE

The undersigned hereby enters into the Servicing Agreement (the "Servicing Agreement") for Evergreen Note Servicing, servicing account number 109201 000 23066 servicing the Promissory Note dated January 11, 2018 recorded January 12, 2018, in Recorder's No. 2018-0031201 Records of Maricopa County, Arizona, in the sum of \$100,000.00, as signed by David Login Perolis and Jensa Dawn Perolis. By executing this Servicing Agreement Signature Page, the undersigned hereby executes, adopts and agrees to all of the terms, conditions, representations and agreements of the Servicing Agreement. **This Servicing Agreement Signature Page is to be attached to the Servicing Agreement identified above as evidence of the agreement of the undersigned to become a party thereto.**

Dated: January 11, 2018

Pay 100% of each interest payment to:

PAYEE Michael Price, SS/EIN:

Send Payments to:
Michael Price
4136 East Pullman Road
Cave Creek, AZ 85331

Send Correspondence to:
Michael Price
4136 East Pullman Road
Cave Creek, AZ 85331

With Copy To:
Loanatik, LLC
4550 East Cactus Rd #250
Phoenix, AZ 85032
Attn: Corey Schwartz

☒ By: Michael Price, an unmarried man

The Servicing Agent is hereby instructed:

1. To request and await written direction from Lenders as to WHEN TO CHARGE and how to apply any default and/or prepaid principal, interest or fees to borrower and among Lenders; and
2. To have provide the Lender or Lender's Agent a draft payoff or demand letter for review prior to providing requested document to borrower or any thirdparty; and
3. To notice lender in the event of an impound shortage for property taxes or insurance; and
4. Principal ownership percentages are as stated in the promissory note; and
5. The Note does not entitle the Borrower to a grace period for payments (the payment is due on the first day of every month with default interest and a late fee of 10% assessed on the second day of the month). Servicing Agent is to bill the Borrower for the late fee instructing the Borrower that the late fee is to be paid with the next monthly payment; and
6. To not charge interest on any past due interest as allowed for under the Note unless instructed to do so by the lender or lender's agent; and
7. The following individuals and/or entities are to be listed as agents of the undersigned lenders and of any subsequent assignees of the lender:
 - (i) Corey Schwartz; and
 - (ii) Serinova Financial, LLC
 - (iii) Loanatik, LLC
8. Servicing Agent is hereby instructed to accept and disburse any and all funds received from or on behalf of any borrower regardless of the status of the loan including, but, not limited to, when the loan is in default, has matured or is in collections or foreclosure.