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~~Prepared By & Return to:~~
Erin Schanzer
Commercial Lender LLC
PO Box 3201
Vernon, CT 06066

99134

Assessor's Parcel No.:
11-7-35-0-003-002.114

.....Space Above Line for Recorder's Use.....

THE STATE OF ALABAMA

COUNTY OF SHELBY COUNTY



ASSIGNMENT OF MORTGAGE

FOR VALUE RECEIVED, the undersigned **Commercial Lender LLC** (the "Assignor"), a Delaware limited liability company, having an address of PO Box 3201, Vernon, CT 06066 , does hereby GRANT, SELL, ASSIGN, TRANSFER, AND CONVEY unto **Toorak Capital Partners, LLC** (the "Assignee"), a Delaware limited liability company, having a principal place of business of 15 Maple St., Second Floor West, Summit, NJ 07901, all of its right, title, and interest in and to a certain **Mortgage, Assignment of Rents and Security Agreement**, dated 7-15-22, executed by SOUTHERN HOME SOLUTIONS LLC, a Nevada limited liability company, as mortgagor, in favor of Commercial Lender LLC, as mortgagee, which was recorded as #20220719000283070 on 7-19-22 in the office of the Judge of Probate Court of Shelby County, Alabama, securing payment of **\$460,000.00**, and encumbering the real property and improvements commonly known as **1147 Riverchase Pkwy W, Birmingham, AL 35244**, as more particularly described in SCHEDULE 1, attached.



Together with the obligations therein described and the money due and to become due thereon with interest, and all rights accrued or to accrue under the said security instrument.

TO HAVE AND TO HOLD the same unto the Assignee, and its successor and assigns, forever, subject only to the terms and conditions of the above-described security instrument.

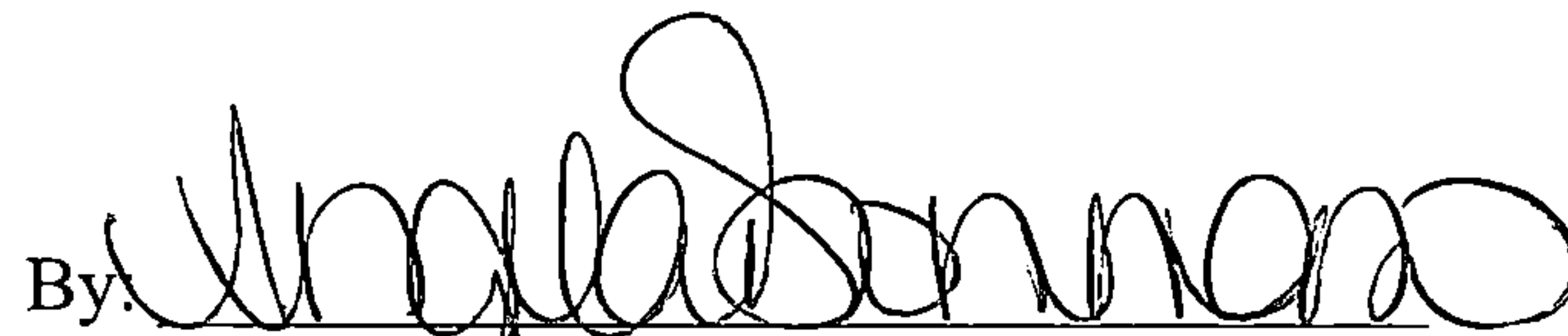
The security instrument assigned hereby has not been further assigned except as set forth herein.

[Remainder of this page intentionally left blank]

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment on _
October 4, 2022.


Witness: Don Cooper

Witness: EMMA CONNELL

Commercial Lender LLC

By: 
Angela DiTommaso, Authorized Signer

STATE OF CONNECTICUT

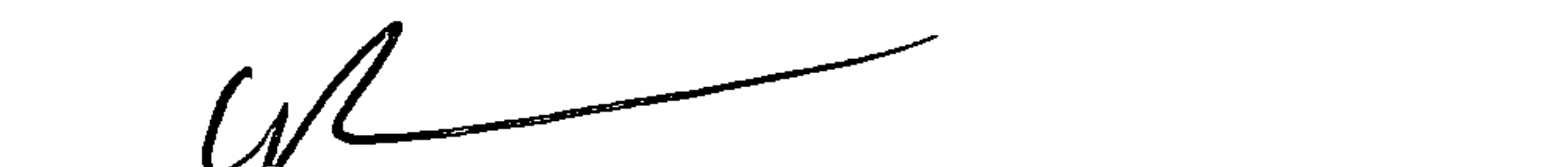
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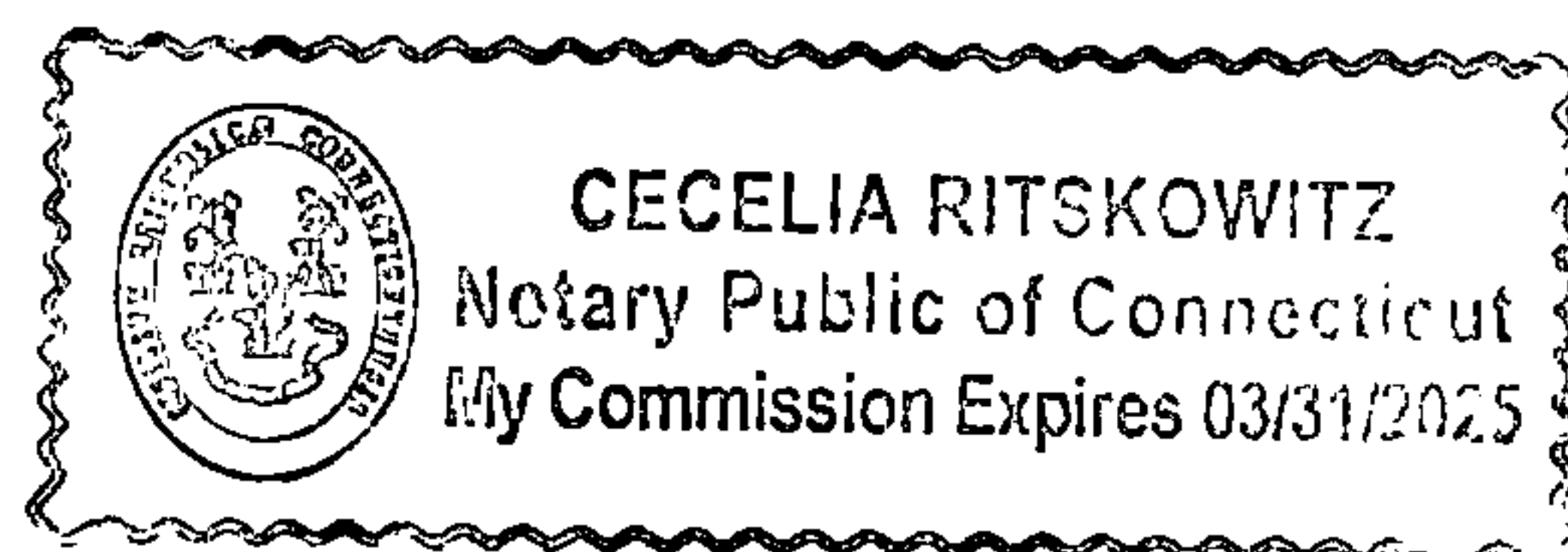
)ss. South Windsor

COUNTY OF HARTFORD

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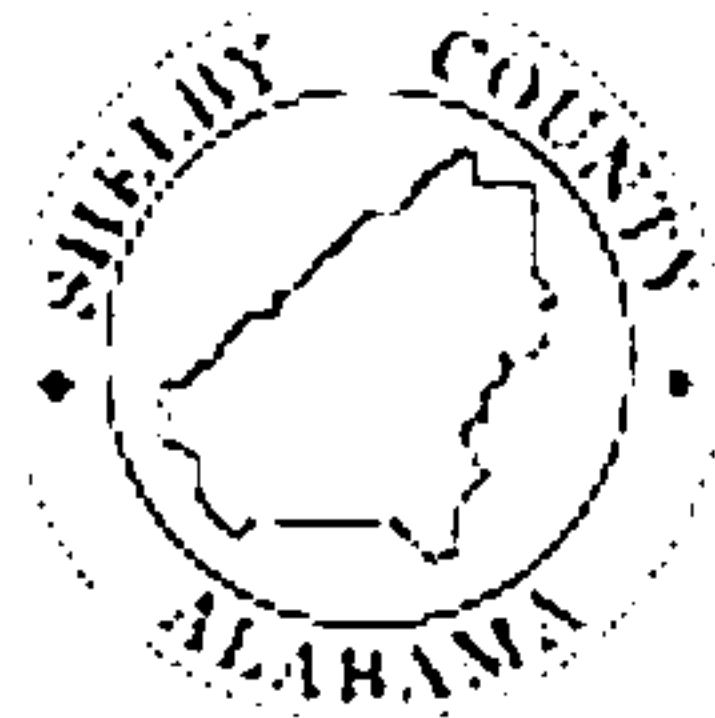
I certify that on October 4, 2022, **Angela DiTommaso** came before me in person and stated to my satisfaction that he/she made the attached instrument; and was authorized to and did execute this instrument on behalf of, and as Authorized Signer of Commercial Lender LLC, a Delaware limited liability company (the "Company"), the entity named in this instrument, as the free act and deed of the Company, by virtue of the authority granted by its operating agreement and its members.


Notary Public



SCHEDULE 1
PROPERTY DESCRIPTION

Lot 2317, according to the Survey of Riverchase Country Club, 23rd Addition, as recorded in Map Book 10, Page 11 A & B, in the Probate Office of Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/04/2023 03:58:21 PM
\$31.00 PAYGE
20231004000297330

Allie S. Bayl