

(Space above is for Recorder's use)

Prepared By:
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STATE OF ALABAMA)
)
SHELBY COUNTY)

**ASSIGNMENT OF OPEN-END MORTGAGE, ASSIGNMENT OF RENTS AND LEASES
AND SECURITY AGREEMENT AND SECURITY INSTRUMENTS**

PNC BANK, NATIONAL ASSOCIATION, a national banking corporation ("Grantor"), whose address is 300 Fifth Avenue, 10th Floor (PT-PTWR-10-1), Pittsburgh, Pennsylvania 15222, Attention: Sean Hannon, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby assigns, transfers, sets over and conveys to **OAKWORTH CAPITAL BANK**, an Alabama banking corporation ("Grantee") whose address is 850 Shades Creek Parkway, Birmingham, Alabama 35209, Attention: Matt Condra, all of Grantor's right, title and interest in and to those Security Instruments and other loan documents described on Schedule "A", together with the real property therein described as the same may have been assigned, amended, supplemented, restated or modified.

TO HAVE AND TO HOLD the same unto Grantee and its successors and assigns forever.

This Assignment is made without recourse or representation or warranty, express, implied or by operation of law, of any kind and nature whatsoever.

Effective as of November 9th, 2023.

PNC BANK, NATIONAL ASSOCIATION
a national banking corporation

By: [Signature]
Name: William Norwood
Title: Vice President

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

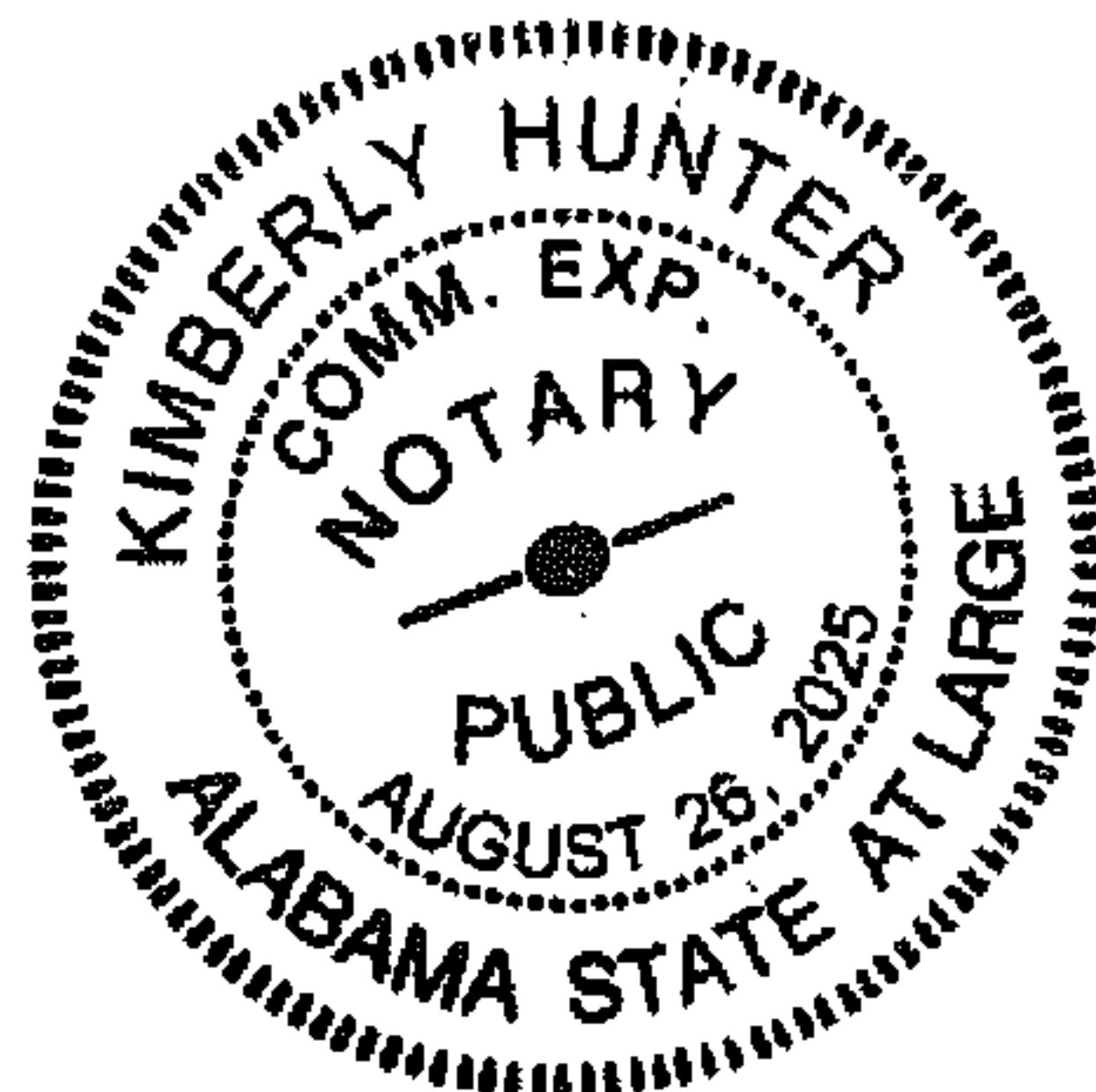
I, the undersigned, a notary public in and for said county in said state, hereby certify that William Norwood, whose name as Vice President of PNC Bank, National Association, a national banking association, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, (s)he, as such officer and with full authority, executed the same voluntarily for and as the act of said association.

Given under my hand and official seal this 6th day of November, 2023.

[Signature]
Notary Public

[NOTARIAL SEAL]

My commission expires: August 26, 2025



SCHEDULE "A"
Assignment of Mortgage and Security Instruments

1. Open-End Mortgage, Assignment of Rents and Leases and Security Agreement dated June 13, 2013, by Fresh Fund I, LLC, a Tennessee limited liability company ("Borrower") in favor of PNC Bank, National Association and recorded in the Office of the Judge of Probate of Shelby County, Alabama at Instrument No. 20130621000256170.
2. Assignment of Rents, Leases and Profits dated June 13, 2013, by Borrower in favor of PNC Bank, National Association and recorded in the Office of the Judge of Probate of Shelby County, Alabama at 20130621000256180.
3. UCC Financing Statement recorded in the Office of the Judge of Probate of Shelby County, Alabama at 20130621000256190.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/04/2024 08:16:21 AM
\$29.00 PAYGE
20240104000002950

Allen S. Bayl