

PREPARED BY AND UPON
RECORDATION RETURN TO:

Morrison & Foerster LLP
250 West 55th Street
New York, NY 10019-9601
Attention: Lawrence A. Ceriello, Esq.

(Space above this line for Recorder's use)

ASSIGNMENT OF
MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT
AND FIXTURE FILING

made by

SOUND POINT CRE SENIOR SECURED INCOME REIT, LLC,
a Delaware limited liability company
(Assignor)

to

SOUND POINT CRE SENIOR SECURED INCOME JPM LOAN, LLC,
a Delaware limited liability company
(Assignee)

Dated: As of February 6, 2026

Location: 2100 Canopy Trail, Pelham,
Alabama 35124

County: Shelby County

Loan: SP, Canopy Park
Facility: JPM/SoundPoint Evergreen Fund

**ASSIGNMENT OF
MORTGAGE, ASSIGNMENT OF LEASES AND RENTS, SECURITY AGREEMENT
AND FIXTURE FILING**

SOUND POINT CRE SENIOR SECURED INCOME REIT, LLC, a Delaware limited liability company, whose address is c/o Sound Point Commercial Real Estate Finance LLC, 375 Park Avenue, 34th Floor, New York, New York 10152 (“*Assignor*”), as the holder of the instrument hereinafter described and for valuable consideration hereby endorses, assigns, sells, transfers and delivers, as of this 6th day of February, 2026, to **SOUND POINT CRE SENIOR SECURED INCOME JPM LOAN, LLC**, a Delaware limited liability company, whose address is c/o Sound Point Commercial Real Estate Finance LLC, 375 Park Avenue, 34th Floor, New York, New York 10152 (together with its successors, participants and assigns, “*Assignee*”), all right, title and interest of Assignor in and to that certain Mortgage, Assignment of Leases and Rents, Security Agreement and Fixture Filing, made by **CANOPY PARK APARTMENTS & SHOPS, LLC**, a Delaware limited liability company (“*Borrower*”), in favor of Assignor dated January 30, 2026, and recorded on January 30, 2026, as Instrument No. 20260130000029070, in the Public Records of Shelby County, State of Alabama (the “*Official Records*”), (as the same has heretofore been amended, modified, restated, supplemented, assigned, renewed or extended, the “*Mortgage*”), and creating a first lien on the property described in Exhibit A attached hereto and by this reference made a part hereof.

Together with any and all notes and obligations therein described, the debt and claims secured thereby and all sums of money due and to become due thereon, with interest provided for therein, and Assignor hereby irrevocably appoints Assignee hereunder its attorney to collect and receive such debt, and to foreclose, enforce and satisfy the foregoing the same as it might or could have done were these presents not executed, but at the cost and expense of Assignee.

Together with any and all other liens, privileges, security interests, rights, entitlements, equities, claims and demands as to which Assignor hereunder possesses or to which Assignor is otherwise entitled as additional security for the payment of the notes and other obligations described herein.

TO HAVE AND TO HOLD the Mortgage unto Assignee and to the successors and assigns of Assignee forever.

[signature appears on the following page]

Assignment of Mortgage (Tier I)

**Loan: SP, Canopy Park
Facility: JPM/SoundPoint Evergreen Fund**

EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SHELBY, STATE OF ALABAMA, AND IS DESCRIBED AS FOLLOWS:

LOT C, ACCORDING TO THE PLAT OF THE CANOPY, RECORDED IN MAP BOOK 55, PAGE 5 IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

TOGETHER WITH EASEMENTS GRANTED PURSUANT TO THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR CANOPY AT OAK MOUNTAIN DATED SEPTEMBER 22, 2021 AND RECORDED ON SEPTEMBER 24, 2021, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA AS INSTRUMENT NO. 20210924000466480, AS AMENDED APRIL 14, 2025, IN INSTRUMENT NO. 20250414000108790.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/09/2026 09:33:49 AM
\$31.00 BRITTANI
20260209000036130

Allie S. Bevil

Assignment of Mortgage (Tier 1)

Loan: SP, Canopy Park
Facility: JPM/SoundPoint Evergreen Fund