

Prepared by:
WHEN RECORDED MAIL TO:
Great Southern Bank
Loan Operations - Review
PO Box 5087
Springfield, MO 65801

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

ASSIGNMENT OF RENTS

NOTICE: This Assignment is given as additional security for the indebtedness, which also is secured by a mortgage or other security instrument on which the recording tax in the full amount of the indebtedness has already been paid.

THIS ASSIGNMENT OF RENTS dated March 13, 2026, is made and executed between Plaza Street Fund 378, LLC, a Kansas Limited Liability Company, whose address is 3400 College Blvd, Leawood, KS 66211; (referred to below as "Grantor") and Great Southern Bank, whose address is 11050 Roe Avenue, Overland Park, KS 66211 (referred to below as "Lender").

ASSIGNMENT. For valuable consideration, Grantor hereby assigns, grants a continuing security interest in, and conveys to Lender all of Grantor's right, title, and interest in and to the Rents from the following described Property located in Shelby, Talladega, Jefferson and Tuscaloosa County, State of Alabama:

See Exhibit "A", which is attached to this Assignment and made a part of this Assignment as if fully set forth herein.

The Property or its address is commonly known as 1845 Center Point Parkway, Center Point, AL 35215; 3300 Pelham Parkway, Pelham AL 35124; 41260 US Highway 280 Sylacauga AL 35150; 2450 McFarland Boulevard, Northpoint, AL 35476; 3712 McFarland Boulevard East, Tuscaloosa, AL 35405. The Property tax identification number is 13-6-24-3-002-001.007; 28-07-25-3-000-004.002; 12-00-18-3-008-012.000; 31-02-09-1-001-012.000; 63-30-09-31-3-002-005.000.

CROSS-COLLATERALIZATION. In addition to the Note, this Assignment secures all obligations, debts and liabilities, plus interest thereon, of Grantor to Lender, or any one or more of them, as well as all claims by Lender against Grantor or any one or more of them, whether now existing or hereafter arising, whether related or unrelated to the purpose of the Note, whether voluntary or otherwise, whether due or not due, direct or indirect, determined or undetermined, absolute or contingent, liquidated or unliquidated, whether Grantor may be liable individually or jointly with others, whether obligated as guarantor, surety, accommodation party or otherwise, and whether recovery upon such amounts may be or hereafter may become barred by any statute of limitations, and whether the obligation to repay such amounts may be or hereafter may become otherwise unenforceable. If the Lender is required to give notice of the right to cancel under Truth in Lending in connection with any additional loans, extensions of credit and other liabilities or obligations of Grantor to Lender, then this Assignment shall not secure additional loans or obligations unless and until such notice is given.

FUTURE ADVANCES. In addition to the Note, this Assignment secures all future advances made by Lender to Grantor whether or not the advances are made pursuant to a commitment. Specifically, without limitation, this Assignment secures, in addition to the amounts specified in the Note, all future amounts Lender in its discretion may loan to Grantor, together with all interest thereon; however, in no event shall such future advances (excluding interest) exceed in the aggregate \$3,493,500.00.

THIS ASSIGNMENT IS GIVEN TO SECURE (1) PAYMENT OF THE INDEBTEDNESS AND (2) PERFORMANCE OF ANY AND ALL OBLIGATIONS OF GRANTOR UNDER THE NOTE, THIS ASSIGNMENT, AND THE RELATED DOCUMENTS. THIS ASSIGNMENT IS GIVEN AND ACCEPTED ON THE FOLLOWING TERMS:

PAYMENT AND PERFORMANCE. Except as otherwise provided in this Assignment or any Related Documents, Grantor shall pay to Lender all amounts secured by this Assignment as they become due, and shall strictly perform all of Grantor's obligations under this Assignment. Unless and until Lender exercises its right to collect the Rents as provided below and so long as there is no default under this Assignment, Grantor may remain in possession and control of and operate and manage the Property and collect the Rents, provided that the granting of the right to collect the Rents shall not constitute Lender's consent to the use of cash collateral in a bankruptcy proceeding.

GRANTOR'S REPRESENTATIONS AND WARRANTIES. Grantor warrants that:

Ownership. Grantor is entitled to receive the Rents free and clear of all rights, loans, liens, encumbrances, and claims except as disclosed to and accepted by Lender in writing.

Right to Assign. Grantor has the full right, power and authority to enter into this Assignment and to assign and convey the Rents to Lender.

No Prior Assignment. Grantor has not previously assigned or conveyed the Rents to any other person by any instrument now in force.

When recorded return to: C. Combs
First American Title Insurance Co. - NCS
1100 Main Street #1900
Kansas City, MO 64105

File No. NCS- 262D

ASSIGNMENT OF RENTS (Continued)

No Further Transfer. Grantor will not sell, assign, encumber, or otherwise dispose of any of Grantor's rights in the Rents except as provided in this Assignment.

LENDER'S RIGHT TO RECEIVE AND COLLECT RENTS. Lender shall have the right at any time, and even though no default shall have occurred under this Assignment, to collect and receive the Rents. For this purpose, Lender is hereby given and granted the following rights, powers and authority:

Notice to Tenants. Lender may send notices to any and all tenants of the Property advising them of this Assignment and directing all Rents to be paid directly to Lender or Lender's agent.

Enter the Property. Lender may enter upon and take possession of the Property; demand, collect and receive from the tenants or from any other persons liable therefor, all of the Rents; institute and carry on all legal proceedings necessary for the protection of the Property, including such proceedings as may be necessary to recover possession of the Property; collect the Rents and remove any tenant or tenants or other persons from the Property.

Maintain the Property. Lender may enter upon the Property to maintain the Property and keep the same in repair; to pay the costs thereof and of all services of all employees, including their equipment, and of all continuing costs and expenses of maintaining the Property in proper repair and condition, and also to pay all taxes, assessments and water utilities, and the premiums on fire and other insurance effected by Lender on the Property.

Compliance with Laws. Lender may do any and all things to execute and comply with the laws of the State of Alabama and also all other laws, rules, orders, ordinances and requirements of all other governmental agencies affecting the Property.

Lease the Property. Lender may rent or lease the whole or any part of the Property for such term or terms and on such conditions as Lender may deem appropriate.

Employ Agents. Lender may engage such agent or agents as Lender may deem appropriate, either in Lender's name or in Grantor's name, to rent and manage the Property, including the collection and application of Rents.

Other Acts. Lender may do all such other things and acts with respect to the Property as Lender may deem appropriate and may act exclusively and solely in the place and stead of Grantor and to have all of the powers of Grantor for the purposes stated above.

No Requirement to Act. Lender shall not be required to do any of the foregoing acts or things, and the fact that Lender shall have performed one or more of the foregoing acts or things shall not require Lender to do any other specific act or thing.

APPLICATION OF RENTS. All costs and expenses incurred by Lender in connection with the Property shall be for Grantor's account and Lender may pay such costs and expenses from the Rents. Lender, in its sole discretion, shall determine the application of any and all Rents received by it; however, any such Rents received by Lender which are not applied to such costs and expenses shall be applied to the Indebtedness. All expenditures made by Lender under this Assignment and not reimbursed from the Rents shall become a part of the Indebtedness secured by this Assignment, and shall be payable on demand, with interest at the Note rate from date of expenditure until paid.

FULL PERFORMANCE. If Grantor pays all of the Indebtedness when due and otherwise performs all the obligations imposed upon Grantor under this Assignment, the Note, and the Related Documents, Lender shall execute and deliver to Grantor a suitable satisfaction of this Assignment and suitable statements of termination of any financing statement on file evidencing Lender's security interest in the Rents and the Property. Any termination fee required by law shall be paid by Grantor, if permitted by applicable law.

LENDER'S EXPENDITURES. If any action or proceeding is commenced that would materially affect Lender's interest in the Property or if Grantor fails to comply with any provision of this Assignment or any Related Documents, including but not limited to Grantor's failure to discharge or pay when due any amounts Grantor is required to discharge or pay under this Assignment or any Related Documents, Lender on Grantor's behalf may (but shall not be obligated to) take any action that Lender deems appropriate, including but not limited to discharging or paying all taxes, liens, security interests, encumbrances and other claims, at any time levied or placed on the Rents or the Property and paying all costs for insuring, maintaining and preserving the Property. All such expenditures incurred or paid by Lender for such purposes will then bear interest at the rate charged under the Note from the date incurred or paid by Lender to the date of repayment by Grantor. All such expenses will become a part of the Indebtedness and, at Lender's option, will (A) be payable on demand; (B) be added to the balance of the Note and be apportioned among and be payable with any installment payments to become due during either (1) the term of any applicable insurance policy; or (2) the remaining term of the Note; or (C) be treated as a balloon payment which will be due and payable at the Note's maturity. The Assignment also will secure payment of these amounts. Such right shall be in addition to all other rights and remedies to which Lender may be entitled upon the occurrence of any Event of Default.

DEFAULT. Each of the following, at Lender's option, shall constitute an Event of Default under this Assignment:

Payment Default. Grantor fails to make any payment when due under the Indebtedness.

Other Defaults. Grantor fails to comply with or to perform any other term, obligation, covenant or condition contained in this Assignment or in any of the Related Documents or to comply with or to perform any term, obligation, covenant or condition contained in any other agreement between Lender and Grantor.

Default on Other Payments. Failure of Grantor within the time required by this Assignment to make any payment for taxes or insurance, or any other payment necessary to prevent filing of or to effect discharge of any lien.

Default in Favor of Third Parties. Any guarantor or Grantor defaults under any loan, extension of credit, security agreement, purchase or sales agreement, or any other agreement, in favor of any other creditor or person that may materially affect any of any guarantor's or Grantor's property or ability to perform their respective obligations under this Assignment or any of the Related Documents.

False Statements. Any warranty, representation or statement made or furnished to Lender by Grantor or on Grantor's behalf under this Assignment or the Related Documents is false or misleading in any material respect, either now or at the time made or furnished or becomes false or misleading at any time thereafter.

Defective Collateralization. This Assignment or any of the Related Documents ceases to be in full force and effect (including failure of any collateral document to create a valid and perfected security interest or lien) at any time and for any reason.

Death or Insolvency. The dissolution of Grantor's (regardless of whether election to continue is made), any member withdraws from the limited liability company, or any other termination of Grantor's existence as a going business or the death of any member, the insolvency of Grantor, the appointment of a receiver for any part of Grantor's property, any assignment for the benefit of creditors, any type of creditor

ASSIGNMENT OF RENTS (Continued)

workout, or the commencement of any proceeding under any bankruptcy or insolvency laws by or against Grantor.

Creditor or Forfeiture Proceedings. Commencement of foreclosure or forfeiture proceedings, whether by judicial proceeding, self-help, repossession or any other method, by any creditor of Grantor or by any governmental agency against the Rents or any property securing the Indebtedness. This includes a garnishment of any of Grantor's accounts, including deposit accounts, with Lender. However, this Event of Default shall not apply if there is a good faith dispute by Grantor as to the validity or reasonableness of the claim which is the basis of the creditor or forfeiture proceeding and if Grantor gives Lender written notice of the creditor or forfeiture proceeding and deposits with Lender monies or a surety bond for the creditor or forfeiture proceeding, in an amount determined by Lender, in its sole discretion, as being an adequate reserve or bond for the dispute.

Property Damage or Loss. The Property is lost, stolen, substantially damaged, sold, or borrowed against.

Adverse Change. A material adverse change occurs in Grantor's financial condition, or Lender believes the prospect of payment or performance of the Indebtedness is impaired.

Insecurity. Lender in good faith believes itself insecure.

Events Affecting Guarantor. Any of the preceding events occurs with respect to any Guarantor of any of the Indebtedness or any Guarantor dies or becomes incompetent, or revokes or disputes the validity of, or liability under, any Guaranty of the Indebtedness.

Cure Provisions. If any default, other than a default in payment, is curable and if Grantor has not been given a notice of a breach of the same provision of this Assignment within the preceding twelve (12) months, it may be cured if Grantor, after Lender sends written notice to Grantor demanding cure of such default: (1) cures the default within fifteen (15) days; or (2) if the cure requires more than fifteen (15) days, immediately initiates steps which Lender deems in Lender's sole discretion to be sufficient to cure the default and thereafter continues and completes all reasonable and necessary steps sufficient to produce compliance as soon as reasonably practical.

RIGHTS AND REMEDIES ON DEFAULT. Upon the occurrence of any Event of Default and at any time thereafter, Lender may exercise any one or more of the following rights and remedies, in addition to any other rights or remedies provided by law:

Accelerate Indebtedness. Lender shall have the right at its option without notice to Grantor to declare the entire Indebtedness immediately due and payable, including any prepayment penalty that Grantor would be required to pay.

Collect Rents. Lender shall have the right, without notice to Grantor, to take possession of the Property and collect the Rents, including amounts past due and unpaid, and apply the net proceeds, over and above Lender's costs, against the Indebtedness. In furtherance of this right, Lender shall have all the rights provided for in the Lender's Right to Receive and Collect Rents Section, above. If the Rents are collected by Lender, then Grantor irrevocably designates Lender as Grantor's attorney-in-fact to endorse instruments received in payment thereof in the name of Grantor and to negotiate the same and collect the proceeds. Payments by tenants or other users to Lender in response to Lender's demand shall satisfy the obligations for which the payments are made, whether or not any proper grounds for the demand existed. Lender may exercise its rights under this subparagraph either in person, by agent, or through a receiver.

Appoint Receiver. Lender shall have the right to have a receiver appointed to take possession of all or any part of the Property, with the power to protect and preserve the Property, to operate the Property preceding foreclosure or sale, and to collect the Rents from the Property and apply the proceeds, over and above the cost of the receivership, against the Indebtedness. The receiver may serve without bond if permitted by law. Lender's right to the appointment of a receiver shall exist whether or not the apparent value of the Property exceeds the Indebtedness by a substantial amount. If permitted by law, employment by Lender shall not disqualify a person from serving as receiver.

Other Remedies. Lender shall have all other rights and remedies provided in this Assignment or the Note or by law.

Election of Remedies. Election by Lender to pursue any remedy shall not exclude pursuit of any other remedy, and an election to make expenditures or to take action to perform an obligation of Grantor under this Assignment, after Grantor's failure to perform, shall not affect Lender's right to declare a default and exercise its remedies.

Attorneys' Fees; Expenses. If Lender institutes any suit or action to enforce any of the terms of this Assignment, Lender shall be entitled to recover such sum as the court may adjudge reasonable as attorneys' fees at trial and upon any appeal. Whether or not any court action is involved, and to the extent not prohibited by law, all reasonable expenses Lender incurs that in Lender's opinion are necessary at any time for the protection of its interest or the enforcement of its rights shall become a part of the Indebtedness payable on demand and shall bear interest at the Note rate from the date of the expenditure until repaid. Expenses covered by this paragraph include, without limitation, however subject to any limits under applicable law, Lender's attorneys' fees and Lender's legal expenses, whether or not there is a lawsuit, including attorneys' fees and expenses for bankruptcy proceedings (including efforts to modify or vacate any automatic stay or injunction), appeals, and any anticipated post-judgment collection services, the cost of searching records, obtaining title reports (including foreclosure reports), surveyors' reports, and appraisal fees, title insurance, and fees for the Trustee, to the extent permitted by applicable law. Grantor also will pay any court costs, in addition to all other sums provided by law.

FEES FOR PERFECTION OF SECURITY INTERESTS. Borrower will reimburse Lender for all expenses for the perfection, termination, and the continuation of the perfection of Lender's security interest in the Collateral.

TRACKING IDENTIFICATION. 147,51596415852.

MISCELLANEOUS PROVISIONS. The following miscellaneous provisions are a part of this Assignment:

Amendments. This Assignment, together with any Related Documents, constitutes the entire understanding and agreement of the parties as to the matters set forth in this Assignment. No alteration of or amendment to this Assignment shall be effective unless given in writing and signed by the party or parties sought to be charged or bound by the alteration or amendment.

Caption Headings. Caption headings in this Assignment are for convenience purposes only and are not to be used to interpret or define the provisions of this Assignment.

Governing Law. With respect to procedural matters related to the perfection and enforcement of Lender's rights against the Property, this Assignment will be governed by federal law applicable to Lender and to the extent not preempted by federal law, the laws of the State of Alabama. In all other respects, this Assignment will be governed by federal law applicable to Lender and, to the extent not preempted by federal law, the laws of the State of Kansas without regard to its conflicts of law provisions. However, if there ever is a question about whether any provision of this Assignment is valid or enforceable, the provision that is questioned will be governed by whichever state or federal law would find the provision to be valid and enforceable. The loan transaction that is evidenced by the Note and this Assignment

ASSIGNMENT OF RENTS (Continued)

has been applied for, considered, approved and made, and all necessary loan documents have been accepted by Lender in the State of Kansas.

Choice of Venue. If there is a lawsuit, Grantor agrees upon Lender's request to submit to the jurisdiction of the courts of Johnson County, State of Kansas.

Merger. There shall be no merger of the interest or estate created by this Assignment with any other interest or estate in the Property at any time held by or for the benefit of Lender in any capacity, without the written consent of Lender.

Interpretation. (1) In all cases where there is more than one Borrower or Grantor, then all words used in this Assignment in the singular shall be deemed to have been used in the plural where the context and construction so require. (2) If more than one person signs this Assignment as "Grantor," the obligations of each Grantor are joint and several. This means that if Lender brings a lawsuit, Lender may sue any one or more of the Grantors. If Borrower and Grantor are not the same person, Lender need not sue Borrower first, and that Borrower need not be joined in any lawsuit. (3) The names given to paragraphs or sections in this Assignment are for convenience purposes only. They are not to be used to interpret or define the provisions of this Assignment.

No Waiver by Lender. Lender shall not be deemed to have waived any rights under this Assignment unless such waiver is given in writing and signed by Lender. No delay or omission on the part of Lender in exercising any right shall operate as a waiver of such right or any other right. A waiver by Lender of a provision of this Assignment shall not prejudice or constitute a waiver of Lender's right otherwise to demand strict compliance with that provision or any other provision of this Assignment. No prior waiver by Lender, nor any course of dealing between Lender and Grantor, shall constitute a waiver of any of Lender's rights or of any of Grantor's obligations as to any future transactions. Whenever the consent of Lender is required under this Assignment, the granting of such consent by Lender in any instance shall not constitute continuing consent to subsequent instances where such consent is required and in all cases such consent may be granted or withheld in the sole discretion of Lender.

Notices. Any notice required to be given under this Assignment shall be given in writing, and shall be effective when actually delivered, when actually received by telefacsimile (unless otherwise required by law), when deposited with a nationally recognized overnight courier, or, if mailed, when deposited in the United States mail, as first class, certified or registered mail postage prepaid, directed to the addresses shown near the beginning of this Assignment. Any party may change its address for notices under this Assignment by giving formal written notice to the other parties, specifying that the purpose of the notice is to change the party's address. For notice purposes, Grantor agrees to keep Lender informed at all times of Grantor's current address. Unless otherwise provided or required by law, if there is more than one Grantor, any notice given by Lender to any Grantor is deemed to be notice given to all Grantors.

Powers of Attorney. The various agencies and powers of attorney conveyed on Lender under this Assignment are granted for purposes of security and may not be revoked by Grantor until such time as the same are renounced by Lender.

Severability. If a court of competent jurisdiction finds any provision of this Assignment to be illegal, invalid, or unenforceable as to any circumstance, that finding shall not make the offending provision illegal, invalid, or unenforceable as to any other circumstance. If feasible, the offending provision shall be considered modified so that it becomes legal, valid and enforceable. If the offending provision cannot be so modified, it shall be considered deleted from this Assignment. Unless otherwise required by law, the illegality, invalidity, or unenforceability of any provision of this Assignment shall not affect the legality, validity or enforceability of any other provision of this Assignment.

Successors and Assigns. Subject to any limitations stated in this Assignment on transfer of Grantor's interest, this Assignment shall be binding upon and inure to the benefit of the parties, their successors and assigns. If ownership of the Property becomes vested in a person other than Grantor, Lender, without notice to Grantor, may deal with Grantor's successors with reference to this Assignment and the Indebtedness by way of forbearance or extension without releasing Grantor from the obligations of this Assignment or liability under the Indebtedness.

Time is of the Essence. Time is of the essence in the performance of this Assignment.

Waive Jury. All parties to this Assignment hereby waive the right to any jury trial in any action, proceeding, or counterclaim brought by any party against any other party.

Waiver of Homestead Exemption. Grantor hereby releases and waives all rights and benefits of the homestead exemption laws of the State of Alabama as to all Indebtedness secured by this Assignment.

DEFINITIONS. The following capitalized words and terms shall have the following meanings when used in this Assignment. Unless specifically stated to the contrary, all references to dollar amounts shall mean amounts in lawful money of the United States of America. Words and terms used in the singular shall include the plural, and the plural shall include the singular, as the context may require. Words and terms not otherwise defined in this Assignment shall have the meanings attributed to such terms in the Uniform Commercial Code:

Assignment. The word "Assignment" means this ASSIGNMENT OF RENTS, as this ASSIGNMENT OF RENTS may be amended or modified from time to time, together with all exhibits and schedules attached to this ASSIGNMENT OF RENTS from time to time.

Borrower. The word "Borrower" means Plaza Street Fund 378, LLC.

Event of Default. The words "Event of Default" mean any of the events of default set forth in this Assignment in the default section of this Assignment.

Grantor. The word "Grantor" means Plaza Street Fund 378, LLC.

Guarantor. The word "Guarantor" means any guarantor, surety, or accommodation party of any or all of the Indebtedness.

Guaranty. The word "Guaranty" means the guaranty from Guarantor to Lender, including without limitation a guaranty of all or part of the Note.

Indebtedness. The word "Indebtedness" means all principal, interest, and other amounts, costs and expenses payable under the Note or Related Documents, together with all renewals of, extensions of, modifications of, consolidations of and substitutions for the Note or Related Documents and any amounts expended or advanced by Lender to discharge Grantor's obligations or expenses incurred by Lender to enforce Grantor's obligations under this Assignment, together with interest on such amounts as provided in this Assignment. Specifically, without limitation, Indebtedness includes the future advances set forth in the Future Advances provision, together with all interest thereon and all amounts that may be indirectly secured by the Cross-Collateralization provision of this Assignment.

Lender. The word "Lender" means Great Southern Bank, its successors and assigns.

**ASSIGNMENT OF RENTS
(Continued)**

Note. The word "Note" means the Note dated March 3, 2026 and executed by Plaza Street Fund 378, LLC in the principal amount of \$3,493,500.00, together with all renewals of, extensions of, modifications of, refinancings of, consolidations of, and substitutions for the note or credit agreement.

Property. The word "Property" means all of Grantor's right, title and interest in and to all the Property as described in the "Assignment" section of this Assignment.

Related Documents. The words "Related Documents" mean all promissory notes, credit agreements, loan agreements, environmental agreements, guaranties, security agreements, mortgages, deeds of trust, security deeds, collateral mortgages, and all other instruments, agreements and documents, whether now or hereafter existing, executed in connection with the Indebtedness.

Rents. The word "Rents" means all of Grantor's present and future rights, title and interest in, to and under any and all present and future leases, including, without limitation, all rents, revenue, income, issues, royalties, bonuses, accounts receivable, cash or security deposits, advance rentals, profits and proceeds from the Property, and other payments and benefits derived or to be derived from such leases of every kind and nature, whether due now or later, including without limitation Grantor's right to enforce such leases and to receive and collect payment and proceeds thereunder.

THE UNDERSIGNED ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS ASSIGNMENT, AND NOT PERSONALLY BUT AS AN AUTHORIZED SIGNER, HAS CAUSED THIS ASSIGNMENT TO BE SIGNED AND EXECUTED ON BEHALF OF GRANTOR ON MARCH 13, 2026.

THIS ASSIGNMENT IS GIVEN UNDER SEAL AND IT IS INTENDED THAT THIS ASSIGNMENT IS AND SHALL CONSTITUTE AND HAVE THE EFFECT OF A SEALED INSTRUMENT ACCORDING TO LAW.

GRANTOR:

PLAZA STREET FUND 378, LLC

By: B. A. C. (Seal)
Bret Elliott, Manager of Plaza Street Fund 378, LLC

This ASSIGNMENT OF RENTS prepared by:

Name: Jaime Hastings, Commercial Loan Assistant
Address: 11050 Roe Avenue
City, State, ZIP: Overland Park, KS 66211

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF Kansas)
) SS
COUNTY OF Johnson)

I, the undersigned authority, a Notary Public in and for said county in said state, hereby certify that **Bret Elliott, Manager of Plaza Street Fund 378, LLC**, a limited liability company, is signed to the foregoing Assignment and who is known to me, acknowledged before me on this day that, being informed of the contents of said Assignment, he or she, as such manager and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this 13th day of MARCH, 20 26.

My commission expires 11/25/28

Kristin Y. Hernandez
Notary Public
KRISTIN Y. HERNANDEZ
Notary Public - State of Kansas
My Appointment Expires 11/25/26
#1224549

EXHIBIT A

PARCEL 1

A PARCEL OF LAND SITUATED IN THE SW 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 3 WEST, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NW CORNER OF THE NW 1/4 OF THE SW 1/4 OF SECTION 24, TOWNSHIP 20 SOUTH, RANGE 3 WEST; THENCE NORTH 89 DEGREES 50 MINUTES 27 SECONDS EAST ALONG SAID 1/4 - 1/4 LINE A DISTANCE OF 191.88 FEET TO A POINT LYING ON THE EAST RIGHT OF WAY LINE OF L & N RAILROAD; THENCE SOUTH 2 DEGREES 22 MINUTES 35 SECONDS EAST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 331.33 FEET; THENCE NORTH 89 DEGREES 50 MINUTES 30 SECONDS EAST A DISTANCE OF 127.82 FEET TO THE POINT OF BEGINNING; THENCE NORTH 0 DEGREES 9 MINUTES 30 SECONDS WEST A DISTANCE OF 127.00 FEET; THENCE NORTH 89 DEGREES 50 MINUTES 30 SECONDS EAST A DISTANCE OF 213.61 FEET TO A POINT ON THE WESTERLY LINE OF A 30-FOOT EASEMENT; THENCE SOUTH 8 DEGREES 19 MINUTES 27 SECONDS WEST A DISTANCE OF 128.40 FEET; THENCE SOUTH 89 DEGREES 50 MINUTES 30 SECONDS WEST A DISTANCE OF 194.67 FEET TO THE POINT OF BEGINNING.

ALSO, A PERPETUAL NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER, ALONG, AND ACROSS THAT CERTAIN PROPERTY AS DESCRIBED IN INSTRUMENT #2001-16042, ALLOWING GRANTEE ACCESS TO U.S. HIGHWAY 31 AND A PERPETUAL NON-EXCLUSIVE 20-FOOT EASEMENT FOR SEWAGE AND UTILITIES, ALL AS SHOWN IN INSTRUMENT #2001-16042.

SOURCE OF TITLE DOCUMENT # 20160701000228960 *Shelby G. AL*

PARCEL 2

COMMENCE AT THE RAILROAD SPIKE IN PLACE BEING THE NORTHWEST CORNER OF SECTION 25, TOWNSHIP 21 SOUTH, RANGE 3 EAST, TALLADEGA COUNTY, ALABAMA; THENCE PROCEED SOUTH 00 DEGREES 21 MINUTES 52 SECONDS WEST ALONG THE WEST BOUNDARY OF SAID SECTION FOR A DISTANCE OF 3090.70 FEET; THENCE PROCEED SOUTH 89 DEGREES 38 MINUTES 08 SECONDS EAST FOR A DISTANCE OF 1315.52 FEET TO THE POINT OF BEGINNING; FROM THIS BEGINNING POINT PROCEED NORTH 32 DEGREES 25 MINUTES 14 SECONDS EAST FOR A DISTANCE OF 200.0 FEET TO A POINT ON THE SOUTHWESTERLY BOUNDARY OF AN ACCESS ROAD (48-FOOT RIGHT OF WAY); THENCE PROCEED SOUTH 57 DEGREES 34 MINUTES 46 SECONDS EAST ALONG THE SOUTHWESTERLY BOUNDARY OF SAID ROAD FOR A DISTANCE OF 125.0 FEET; THENCE PROCEED SOUTH 32 DEGREES 25 MINUTES 14 SECONDS WEST FOR A DISTANCE OF 200.0 FEET; THENCE PROCEED NORTH 57 DEGREES 34 MINUTES 46 SECONDS WEST FOR A DISTANCE OF 125.0 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED LAND IS LOCATED IN THE NORTH ONE-HALF OF THE SOUTHWEST ONE- FOURTH OF SECTION 25, TOWNSHIP 21 SOUTH, RANGE 3 EAST, TALLADEGA COUNTY, ALABAMA.

ALSO, A STORM DRAIN EASEMENT BEING 10 FEET IN WIDTH AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:

COMMENCE AT A RAILROAD SPIKE IN PLACE BEING THE NORTHWEST CORNER OF SECTION 25, TOWNSHIP 21 SOUTH, RANGE 3 EAST, TALLADEGA COUNTY, ALABAMA; THENCE PROCEED SOUTH 00 DEGREES 21 MINUTES 52 SECONDS WEST ALONG THE WEST BOUNDARY OF SAID SECTION FOR A DISTANCE OF 3080.70 FEET; THENCE PROCEED SOUTH 89 DEGREES 38 MINUTES 08 SECONDS EAST FOR A DISTANCE OF 1315.52 FEET; THENCE PROCEED NORTH 32 DEGREES 25 MINUTES 14 SECONDS EAST FOR A DISTANCE OF 170.0 FEET TO THE POINT OF BEGINNING OF SAID 10-FOOT STORM DRAIN EASEMENT; FROM THIS BEGINNING POINT PROCEED NORTH 57 DEGREES 34 MINUTES 46 SECONDS WEST FOR A DISTANCE OF 108.82 FEET; THENCE PROCEED NORTH 32 DEGREES 25 MINUTES 14 SECONDS EAST FOR A DISTANCE OF 10 FEET; THENCE PROCEED SOUTH 57 DEGREES 34 MINUTES 46 SECONDS EAST FOR A DISTANCE OF 108.82 FEET; THENCE PROCEED SOUTH 32 DEGREES 25 MINUTES 14 SECONDS WEST FOR A DISTANCE OF 10 FEET TO THE POINT OF BEGINNING.

SOURCE OF TITLE DEED BOOK 1067 PAGE 480

PARCEL 3

LOT 8 AND THE SOUTH HALF OF LOT 7, ACCORDING TO THE SURVEY OF R.L. AND R.J. TYLER SUBDIVISION, AS RECORDED IN MAP BOOK 27, PAGE 81, IN THE PROBATE OFFICE OF JEFFERSON COUNTY, ALABAMA, AND A PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 16 SOUTH, RANGE 1 WEST, LESS AND EXCEPT THAT PORTION DEEDED TO JEFFERSON COUNTY, ALABAMA FOR ROAD RIGHT OF WAY IN REAL VOLUME 941, PAGE 807, ALL OF WHICH SAID PROPERTY IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A NAIL AND DISK FOUND AT THE CURRENT INTERSECTION OF THE EASTERLY RIGHT OF WAY LINE THE CENTER POINT PARKWAY (ALABAMA HIGHWAY 75) AND THE NORTHERLY RIGHT OF WAY LINE OF POLLY REED ROAD; THENCE ALONG THE EASTERLY RIGHT OF WAY LINE OF CENTER POINT PARKWAY, NORTH 10°52'00" EAST A DISTANCE OF 40.16 FEET TO AN IRON ROD FOUND AND BEING A POINT OF CURVATURE TO THE LEFT HAVING A RADIUS OF 5769.65 FEET, A CENTRAL ANGLE OF 01°14'34", (CHORD BEARING: NORTH 10°37'07" EAST, CHORD DISTANCE: 125.14 FEET), THENCE ALONG THE CURVE FOR A DISTANCE OF 125.14 FEET TO AN IRON PIPE FOUND; THENCE DEPARTING THE EASTERLY RIGHT OF

WAY LINE OF CENTER POINT PARKWAY, SOUTH 87°47'22" EAST A DISTANCE OF 177.59 FEET TO A POINT LOCATED IN A DRAINAGE GRATE; THENCE, SOUTH 00°24'22" EAST A DISTANCE OF 157.27 FEET TO AN IRON ROD AND CAP (ARRINGTON) FOUND AND LOCATED ON THE NORTHERLY RIGHT OF WAY LINE OF POLLY REED ROAD; THENCE ALONG SAID NORTHERLY RIGHT OF WAY LINE, NORTH 89°32'22" WEST A DISTANCE OF 209.21 FEET BACK TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL CONTAINS 30,928 SQUARE FEET OR 0.710 ACRES OF LAND.

SOURCE OF TITLE INSTRUMENT #2018001907

PARCEL 4

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 21 SOUTH, RANGE 9 WEST IN TUSCALOOSA COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

AS A STARTING POINT START AT THE NORTHWEST CORNER OF SAID SOUTHWEST QUARTER OF SECTION 31; THENCE SOUTHWARDLY ALONG THE WEST BOUNDARY OF SAID SOUTHWEST QUARTER FOR A DISTANCE OF 264.27 FEET TO THE POINT OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED; THENCE WITH A DEFLECTION ANGLE OF 84 DEGREES 55 MINUTES TO THE LEFT, RUN IN AN EASTERLY DIRECTION FOR A DISTANCE OF 267.90 FEET TO A POINT ON THE WEST BOUNDARY OF MCFARLAND BOULEVARD; THENCE WITH AN INTERIOR ANGLE OF 93 DEGREES 6 MINUTES RUN IN A SOUTHERLY DIRECTION AND ALONG THE WEST BOUNDARY OF SAID MCFARLAND BOULEVARD FOR A DISTANCE OF 94.37" TO A POINT; THENCE WITH AN INTERIOR ANGLE OF 86 DEGREES 54 MINUTES RUN IN A WESTERLY DIRECTION FOR A DISTANCE OF 263.24 FEET TO A POINT ON THE WEST BOUNDARY OF SAID SOUTHWEST QUARTER; THENCE WITH AN INTERIOR ANGLE OF 95 DEGREES 55 MINUTES RUN IN A NORTHERLY DIRECTION AND ALONG THE WEST BOUNDARY OF SAID SOUTHWEST QUARTER FOR A DISTANCE OF 94.73" TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINING 0.574 ACRES.

BEING ALSO DESCRIBED AS LOT 3 OF KUYKENDALL-AUSTIN PROPERTY AS RECORDED IN PLAT BOOK 13, PAGE 133 IN THE PROBATE OFFICE OF TUSCALOOSA COUNTY, ALABAMA.

SOURCE OF TITLE:

DEED BOOK 2007 PAGE 12357 AND DEED BOOK 2021 PAGE 15182

PARCEL 5

PART OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 9, TOWNSHIP 21 SOUTH, RANGE 10 WEST, TUSCALOOSA COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

START AT THE NORTHWEST CORNER OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 9; THENCE RUN IN A SOUTHERLY DIRECTION ALONG THE WEST BOUNDARY OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 9 FOR A DISTANCE OF 1074.07 FEET TO A POINT; THENCE WITH A DEFLECTION ANGLE OF 87°31' TO THE LEFT, RUN IN AN EASTERLY DIRECTION FOR A DISTANCE OF 162.35 FEET TO THE POINT OF BEGINNING, SAID POINT LYING ON THE SOUTH RIGHT OF WAY MARGIN OF HIGHTOWN ROAD (A 40 FOOT RIGHT OF WAY); THENCE CONTINUE IN AN EASTERLY DIRECTION ALONG THE SAME BEARING AND THE SOUTH RIGHT OF WAY MARGIN OF HIGHTOWN ROAD FOR A DISTANCE OF 173.95 FEET TO A POINT; THENCE WITH A DEFLECTION ANGLE OF 87°05' TO THE RIGHT, RUN IN A SOUTHERLY DIRECTION FOR A DISTANCE OF 218.08 FEET TO THE CURVING NORTH RIGHT OF WAY MARGIN OF U.S. HIGHWAY NO. 82 (A VARIABLE WIDTH RIGHT OF WAY), SAID CURVE BEING CONCAVE TO THE SOUTH, HAVING A DELTA OF 38°23'30" AND A CENTER LINE RADIUS OF 5,729.58 FEET; THENCE WITH A DEFLECTION ANGLE OF 104°09' TO THE RIGHT, RUN IN A NORTHWESTERLY DIRECTION ALONG THE CURVING NORTH RIGHT OF WAY MARGIN OF SAID U.S. HIGHWAY NO. 82 FOR A CHORD DISTANCE OF 180.58 FEET TO A POINT; THENCE WITH A DEFLECTION ANGLE OF 76°17' TO THE RIGHT, RUN IN A NORTHERLY DIRECTION FOR A DISTANCE OF 182.82 FEET TO THE POINT OF BEGINNING.

SOURCE OF TITLE: DEED BOOK 2018, PAGE 520



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