The Order of the Court is stated below:
Dated: October 26, 2026 05:19:35 PM **/s/** ADAM T. MOW District Court Judge

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IN THE THIRD JUDICIAL DISTRICT COURT **SALT LAKE COUNTY, STATE OF UTAH**	
BROADWAY CENTER INVESTMENT LP, Plaintiff, v. CLEARFIELD JUNCTION INC., Defendant.	**DEFAULT SUM CERTAIN JUDGMENT AGAINST DEFENDANT CLEARFIELD JUNCTION, INC.** Case No. 240904649 CN Judge Adam Mow

Defendant Clearfield Junction, Inc. has failed to plead or otherwise defend this action, and default has been entered.

IT IS HEREBY ORDERED that Broadway Center Investment, LP be awarded Judgment against Judgment Debtor Clearfield Junction, Inc. in the following amounts.

1. Judgment is entered in favor of Plaintiff Broadway Center Investment LP and against Defendant Clearfield Junction Inc. in the principal amount of $97,532.13, representing the arrearage owed as of May 31, 2024.

2. Judgment is further entered in favor of Plaintiff and against Defendant in the amount of $4,913.00 for reasonable attorneys' fees incurred at the time of filing, and is hereby supplemented pursuant to Attorney Charest's Declaration dated October 20, 2026 to $10,986.00.

3. Attorneys' fees may be supplemented from time to time as permitted by law and pursuant to the terms of the Lease as well as arrearages owed.

All other provisions of the Court's January 21, 2026, Order Granting Motion for Entry of Default Judgment remain in full force and effect.

****ENTERED BY THE COURT ON THE DATE AND AS INDICATED BY THE COURT'S SEAL AT THE TOP OF THE FIRST PAGE****

APPROVED AS TO FORM:

HOLLAND & HART, LLP

/s/ Patrick R. Charest
Jason D. Boren
Patrick R. Charest

CERTIFICATE OF SERVICE

I hereby certify that on the 20th day of October, 2026, I electronically filed the foregoing **DEFAULT SUM CERTAIN JUDGMENT AGAINST DEFENDANT CLEARFIELD JUNCTION, INC.** with the Clerk of Court using the Green Filing system, which sent notification of such filing to those who have made an appearance. I also sent a copy via U.S. Mail, Certified Mail Return Receipt Requested to the following:

Clearfield Junction Inc.
111 East Broadway, Suite 310
Salt Lake City, UT 84111

/s/ Patrick R. Charest

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