

12566360  
6/29/2017 4:05:00 PM \$17.00  
Book - 10573 Pg - 437-439  
Gary W. Ott  
Recorder, Salt Lake County, UT  
MERIDIAN TITLE  
BY: eCASH, DEPUTY - EF 3 P.

When Recorded Mail To:  
Meridian Title Company  
64 East 6400 South, Suite 100  
Salt Lake City, Utah 84107  
MTC File No. ~~250023~~

## SUBSTITUTION OF TRUSTEE

Meridian Title Company, 64 East 6400 South, Suite 100, Salt Lake City, Utah 84107, is hereby appointed successor trustee under the Trust Deed described as:

A Deed of Trust to secure an indebtedness in the amount shown below, and any other obligations secured thereby;

Amount: \$805,000.00  
Dated: August 6, 2015  
Trustor: 7525 UNION PARK, L.L.C.  
Trustee: TITLE WEST TITLE COMPANY  
Beneficiary: MOUNTAIN AMERICA FEDERAL CREDIT UNION, a federal credit union  
Recorded: August 10, 2015 as Entry No. 12109540 in Book 10351 at Page 3071 of Official Records.

The trust property under the Trust Deed, is located in Salt Lake County, described as:


See Exhibit "A"  
Tax Parcel No. 22-29-427-019

The undersigned, as the current beneficiary of the Trust Deed, hereby ratifies and confirms all actions taken on its behalf by the successor trustee prior to the recording of this instrument.

Dated June 26, 2017.

BENEFICIARY:

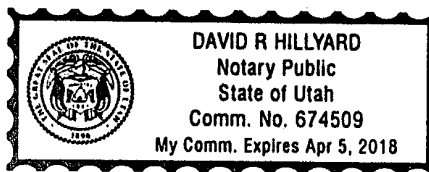
Mountain America Federal Credit Union

By:   
Its: V.P.

STATE OF UTAH )  
 )  
 ss.  
COUNTY OF SALT LAKE )

The foregoing instrument was acknowledged before me this 26 day of June, 2017, by David L. Poulson the V.P. of Mountain America Federal Credit Union, who duly acknowledged to me that said instrument was executed by authority.

  
\_\_\_\_\_  
Notary Public



**LEGAL DESCRIPTION  
EXHIBIT "A"**

**PARCEL 1:**

LOT 3A, OVERLOOK AT UNION POINT LOT 3 AMENDED, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE IN BOOK 2001P OF PLATS, AT PAGE 227 OF OFFICIAL RECORDS OF THE SALT LAKE COUNTY RECORDER.

LESS AND EXCEPTING THAT PROPERTY AS DISCLOSED BY THAT CERTAIN SPECIAL WARRANTY DEED RECORDED OCTOBER 06, 2005, AS ENTRY NO. 9515042, IN BOOK 9199, AT PAGE 8239.

A PART OF LOT 3A, OVERLOOK AT UNION POINT LOT 3 AMENDED, (FORMERLY LOT 3, OVERLOOK AT UNION POINT) A SUBDIVISION IN SANDY CITY, SALT LAKE COUNTY, UTAH, WITHIN THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY:

BEGINNING AT THE MOST EASTERLY CORNER OF SAID LOT 3A AND RUNNING THENCE SOUTH 40°00'00" WEST 38.86 FEET ALONG THE SOUTHEASTERLY LINE OF SAID LOT 3, THENCE NORTH 50°00'51" WEST 15.44; THENCE SOUTH 39°59'09" WEST 13.86 FEET TO THE BACK OR

NORTHEASTERLY SIDE OF THE EXISTING CONCRETE CURB AND GUTTER; THENCE NORTH 50°00'51" WEST 108.56 FEET ALONG THE BACK OF SAID LOT 3A; THENCE NORTH

40°00'00" EAST 40.20 FEET ALONG SAID NORTHWESTERLY LINE TO THE MOST NORTHERLY CORNER OF SAID LOT 3A;

THENCE ALONG THE NORTHEASTERLY LINE OF SAID LOT 3A THE FOLLOWING TWO COURSES:

SOUTHEASTERLY ALONG THE ARC OF A 416.06 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 41.32 FEET (CENTRAL ANGLE EQUALS 5°43'04" AND LONG CHORD BEARS SOUTH 53°52'28" EAST 41.50 FEET) TO A POINT OF TANGENCY, AND SOUTH 56°44'00" EAST 83.17 FEET TO THE POINT OF BEGINNING.

**PARCEL 1A:**

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS, APPURTENANT TO PARCEL 1, CREATED BY THAT CERTAIN DECLARATION OF RECIPROCAL ACCESS EASEMENT RECORDED AUGUST 23, 2001, AS ENTRY NO. 7983531, IN BOOK 8492, AT PAGE 5511 OF OFFICIAL RECORDS, WITHIN THE FOLLOWING DESCRIBED PROPERTY:

BEING 14.0 FEET WIDE ON THE NORTHWESTERLY SIDE AND 10.0 FEET ON THE SOUTHEASTERLY SIDE OF THE FOLLOWING DESCRIBED PORTION OF THE LOT LINE BETWEEN LOTS 3A AND 3B OF OVERLOOK AT UNION POINT LOT 3 AMENDED, A SUBDIVISION FILED IN BOOK 2001P OF PLATS, AT PAGE 227 OF THE OFFICIAL RECORDS OF THE SALT LAKE COUNTY RECORDER, AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE CENTERLINE OF A NORTH-SOUTH CROSS ACCESS ROAD, SAID POINT BEING EAST 1123.850 FEET AND SOUTH 56.218 FEET AND SOUTHEASTERLY ALONG THE ARC OF A 1001.690 FOOT RADIUS CURVE TO THE LEFT (CENTER BEARS SOUTH 76°21'57" EAST)

THROUGH A CENTRAL ANGLE OF 47°40'43" A DISTANCE OF 833.55 FEET AND NORTH 55°57'21" EAST 50.00 FEET FROM THE CENTER OF SECTION 29, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE NORTH 55°57'21" EAST 15.00 FEET; THENCE NORTH 40°00'00" EAST 181.81 FEET.

**PARCEL 1B:**

TOGETHER WITH A COMMON EASEMENT FOR INGRESS AND EGRESS AS DISCLOSED BY THAT CERTAIN DECLARATION OF RECIPROCAL ACCESS EASEMENT RECORDED AUGUST 23, 2001, AS ENTRY NO. 7983531, IN BOOK 8492, AT PAGE 5511.