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9/4/2020 12:42:00 PM \$40.00
Book - 11013 Pg - 3424-3425
RASHELLE HOBBS
Recorder, Salt Lake County, UT
SCALLEY & READING BATES HANSEN
BY: eCASH, DEPUTY - EF 2 P.

ELECTRONICALLY RECORDED FOR:
SCALLEY READING BATES
HANSEN & RASMUSSEN, P.C.
Attn: Marlon L. Bates
15 West South Temple, Ste 600
Salt Lake City, Utah 84101
Telephone No. (801) 531-7870
Business Hours: 9:00 am to 5:00 pm (Mon.-Fri.)
Trustee No. 72115-01F
Parcel No. 27-26-130-026

NOTICE OF DEFAULT

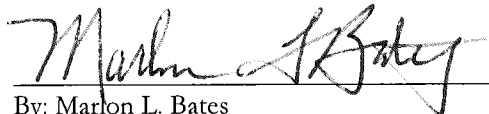
NOTICE IS HEREBY GIVEN by Scalley Reading Bates Hansen & Rasmussen, P.C., successor trustee, that a default has occurred under the Construction Deed of Trust, Security Agreement and Assignment of Rents executed by Neal Mortensen, as trustor(s), in which Citywide Home Loans is named as beneficiary, and Investors Title Agency, Inc, is appointed trustee, and filed for record on September 24, 2018, and recorded as Entry No. 12854625, in Book 10715, at Page 3584, Records of Salt Lake County, Utah.

SEE ATTACHED EXHIBIT "A"

A breach of an obligation for which the trust property was conveyed as security has occurred. Specifically, the trustor(s) failed to pay the entire principal balance and all accrued interest and other charges on or before September 1, 2019, as required by the Note, and has transferred the title to a third party. Therefore, pursuant to the demand and election of the beneficiary, the trustee hereby elects to sell the trust property to satisfy the delinquent obligations referred to above. The entire principal balance and all accrued interest and other charges, costs, taxes and assessments must be paid in full within three months of the recording of this notice to cure the default.

DATED this 4 day of September, 2020.

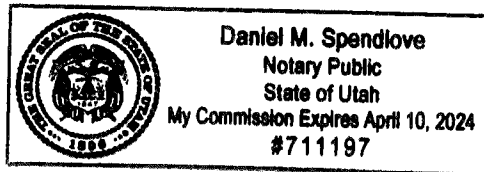
Scalley Reading Bates Hansen & Rasmussen, P.C., successor trustee



By: Marlon L. Bates
Its: Supervising Partner

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

The foregoing instrument was acknowledged before me this 4 day of September, 2020, by Marlon L. Bates, the Supervising Partner of Scalley Reading Bates Hansen & Rasmussen, P.C., successor trustee.



NOTARY PUBLIC

EXHIBIT "A"

LOT 4, WINDY RIVER SUBDIVISION PLAT A, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS RECORDED IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER, STATE OF UTAH. LESS AND EXCEPTING: BEGINNING AT THE NORTHWEST CORNER OF LOT 4, WINDY RIVER SUBDIVISION PLAT A, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS RECORDED IN THE SALT LAKE COUNTY RECORDER, AND RUNNING THENCE SOUTH 15 DEG 46'24" WEST 40.00 FEET ALONG THE WESTERLY BOUNDARY OF SAID SUBDIVISION; THENCE SOUTH 81 DEG 54'41" EAST 106.04 FEET, MORE OR LESS TO A POINT ON THE NORTH BOUNDARY OF SAID SUBDIVISION, SAID POINT ALSO BEING NORTH 86 DEG 28'17" WEST 67.92 FEET FROM THE NORTHEAST CORNER OF SAID LOT 4; THENCE NORTH 60 DEG 25'19" WEST ALONG THE NORTHERLY BOUNDARY OF SAID SUBDIVISION 108.22 FEET TO THE POINT OF BEGINNING.