

ENTRY NO. 01217503

03/28/2024 03:04:15 PM B: 2813 P: 0884

Lien PAGE 1/2

RHONDA FRANCIS, SUMMIT COUNTY RECORDER

FEE 40.00 BY HUNTSMAN LOFGAN WALTON EASTER PLLC



When recorded, mail to:

Huntsman | Lofgran | Walton ^{PLLC}

623 E. Fort Union Blvd, Ste. 201

Midvale, UT 84047

Attn.: Kevin Park

801.838.8900

kevin@hlw.law

CONSENSUAL LIEN

I, the undersigned, Randal Castona, individually and co-owner of the property at 4855 West 5880th North, Oakley, UT 84055, hereby grant and convey to Huntsman | Lofgran | Walton ^{PLLC}, a Consensual Lien to encumber the property located at 4855 West 5880 North, Oakley, UT 84055, with Parcel numbers FBD-1 & FBD-2, more particularly described as

Parcel 1:

LOTS 1 & 2, FIVE BAR DASH SUBDIVISION, according to the official plat thereof as recorded in the Summit County Recorder's Office.

Excepting therefrom any portion of the above lying within the bounds of the following 2 parcels:

Commencing at the Northwest corner of Lot 1 of the Five Bar Dash Subdivision, (a part of Section 17, Township 1 South, Range 6 East, Salt Lake Base & Meridian) according to the official plat thereof on file in the office of the Summit County Recorder and running thence North 88° 58' 2" E. a distance of 1334.51 ft. more or less to an existing line of fence located at or near the Northeast corner of a tract of land owned by Stephen E. and Brenda L. Paull (Summit County Parcel No. OTNB-208-B); thence Southwesterly along said line of fence to the West line of Lot 1 of said Five Bar Dash Subdivision; thence North 0° 18' 54" West 26.8 ft. more or less along the West line of said Lot 1 to the point of beginning.

Beginning at a point located 2669.68 feet S. 89° 46' 56" W. along the Section line from the Southeast corner of Section 17, Township 1 South, Range 6 East, Salt Lake Base & Meridian, thence 193.32 feet N. 0° 18' 54" to point of beginning thence 250 feet N. 0° 18' 54" thence East 20 Feet thence South 250 feet thence West 20 feet to point of beginning.

Parcel 2:

Together with the following described Right of Way:

Commencing at the Southeast corner of Lot 3, Five Bar Dash Subdivision; and running thence South 89° 46' 56" West 238.30 feet; thence South 30 feet; thence North 89° 46' 56" East 891.14 feet; thence South 0° 10' 13" East along a fence line 1246.11 feet, more or less, to a point on the North line of North Bench Road; thence North 88° 23' 23" East 30 feet; thence North 00° 10' 13" West 1270.18 feet, more or less, to the South line of the Stephen E. Paull and Brenda L. Paull Property, as described in that certain Warranty Deed recorded August 30, 1988, Entry No. 296307, in book 491, at page 416; thence

South 89° 46' 56" West 652.7 feet; thence North 5.08 feet more or less to the point of beginning. (Entry# 591210, Book 1376, Page 1416)

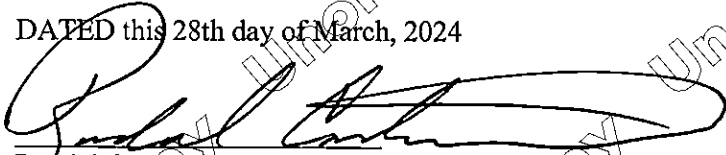
Parcel 3:

Together with the following described Right of Way:

Also together with an easement and right of way was conveyed in that certain Grant of Easement, Conveyance of Easement Rights, and Maintenance Agreement, recorded January 10, 2019, as Entry No. 1104543 in Book 2493 at page 276 of Official Records; and the Corrected Grant of Easement, Conveyance of Easement Rights, and Maintenance Agreement, recorded January 18, 2019, as Entry No. 1104858 in Book 2493 at page 1822 of Official Records.

for the purpose of securing my promise to pay Huntsman | Lofgran | Walton, PLLC the sum of \$11,000.00 (which shall consist of a fee of \$3,200.00 for recent services, as well as a \$7,800 retainer) and a Consensual Lien as well for additional costs owed for future legal services received, including simple interest at the rate of 18% annum, which constitutes 1.5% monthly, and if collection efforts are required, all reasonable attorney's fees and costs of collection, including hourly fees incurred for the work of attorneys at Huntsman | Lofgran | Walton, PLLC, if they elect to pursue collection personally.

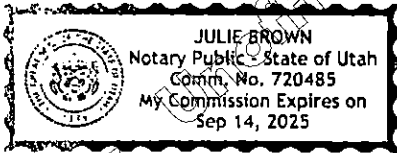
DATED this 28th day of March, 2024



Randal Castona
Lien Grantor

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

On this 28th day of March, 2024, Randal Castona, co-owner of the property at 4855 West 5880 North, Oakley, UT 84055, appeared before me and signed the document above in my presence.



Julie Brown
NOTARY PUBLIC
State of Utah
Commission # 720485
Expiration Date: 9/14/25