

AFTER RECORDING RETURN TO:
Reliance Bank
10401 Clayton Road
Frontenac, MO 63131-2909

12782790
6/1/2018 11:19:00 AM \$18.00
Book - 10680 Pg - 611-614
ADAM GARDINER
Recorder, Salt Lake County, UT
FIRST AMERICAN NCS
BY: eCASH, DEPUTY - EF 4 P.

FATICO #NCS-889600-SLC1

**Substitution of Trustee
Request for Partial Reconveyance
and
Deed of Partial Reconveyance
(With Lost Document Indemnity)**

Appointment of Successor Trustee

First American Title Insurance Company is hereby appointed Successor Trustee by the undersigned Beneficiary, under that certain Deed of Trust executed by Jordan Parkway Members, LLC as Trustor, in which Reliance Bank is named Beneficiary and Founders Title Company, as Trustee, recorded on December 31, 2015 as Entry No. *12198088, in Book 10392 at Page 4117, in the records of Salt Lake County, State of Utah (hereinafter "Deed of Trust") for the real property described on Exhibit A attached and made a part hereof.

*A Modification of Deed of Trust recorded March 21, 2017 as Entry No. 12499953 in Book 10540 at Page 1027 of Official Records provides that the Deed of Trust or the obligation secured thereby has been modified.

Request for Partial Reconveyance

Reliance Bank, as the legal owner and holder of the Note and all other indebtedness secured by the Deed of Trust, hereby certifies to the above-appointed Successor Trustee that said Note, together with all other indebtedness secured by the Deed of Trust has been partially paid and satisfied, and hereby requests and directs said Successor Trustee to partially reconvey, without warranty, to the parties entitled thereto, all of the estate now held by said Successor Trustee under the Deed of Trust in and to the hereinafter described property on Exhibit B attached and made a part hereof. If the Deed of Trust and/or Note was not tendered to Successor Trustee by Beneficiary, Beneficiary certifies it (they) have not been located and certifies it (they) have not been assigned to another party and indemnifies and holds harmless the Successor Trustee of any loss or expense due to its (their) loss.

Deed of Partial Reconveyance

First American Title Insurance Company hereby accepts the appointment, as Successor Trustee under said Deed of Trust, and as Successor Trustee does hereby partially reconvey, without warranty, to the person or persons entitled thereto, all right, title and interest which was heretofore acquired by the Successor Trustee under the Deed of Trust the real property described on Exhibit B attached hereto. This Deed of Partial Reconveyance is made in response to the above Request for Partial Reconveyance from the present Beneficiary.

The remaining property described in the Deed of Trust shall continue to be held by the Successor Trustee under the terms thereof.

Parcel No. 27-17-176-009-0000

BENEFICIARY:

Reliance Bank

BY: *Rebecca Snider*
Name: Rebecca Snider
Its: Assistant Vice President

SUCCESSOR TRUSTEE:

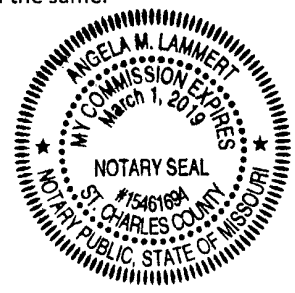
First American Title Insurance Company

BY: *Gregory M. Holbrook*
Name: Gregory M. Holbrook
Its: Vice President

STATE OF MISSOURI)
)ss
COUNTY OF St. Louis)

On the 1st of June, 2018, personally appeared before me, Rebecca Snider, who being duly sworn did say that she is the Assistant Vice President of Reliance Bank, and that said instrument was signed on behalf of said Reliance Bank and that said entity executed the same.

Angela M. Lammert
NOTARY PUBLIC



STATE OF UTAH)
)ss
COUNTY OF SALT LAKE)

On the 1st of June, 2018, personally appeared before me Gregory M. Holbrook, who being duly sworn, did say that he is a Vice President of First American Title Insurance Company, and that said instrument was signed in behalf of said Company and said Company executed the same.

Debra K. Harris
NOTARY PUBLIC

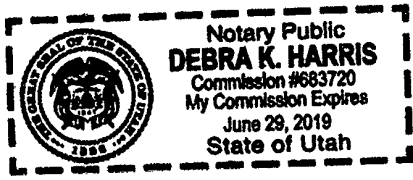


EXHIBIT A
SUBSTITUTION OF TRUSTEE
LEGAL DESCRIPTION

Real Property located in Salt Lake County, State of Utah and described as follows:

PARCEL 1:

Lot 2 of that certain ALBERTSON'S 10400 SOUTH STREET SUBDIVISION, recorded September 5, 2002, in Book 2002, at Page 243, as Instrument No. 8343187, in the Recorder's Office in Salt Lake County, Utah. Situate in South Jordan City, Salt Lake County, Utah.

Less and Excepting: A parcel of land in fee for the widening of the existing highway State Route 161 known as Project No. 0161, being part of an entire tract of property situate in Lot 2, Albertson's 10400 South Subdivision, a subdivision situate in the SE1/4 NW1/4 of Section 17, Township 3 South, Range 1 West, Salt Lake Base and Meridian. The boundaries of said parcel of land are described as follows: Beginning at the Northeast corner of said Lot 2; and running thence South 6.25 feet along an Easterly boundary line of said Lot 2, to a point 68.90 feet perpendicular distant Southerly from the centerline of said project, opposite approximate Engineer's Station 100+95.40; thence North 86°03'17" West 92.04 feet to the Northerly boundary line of said Lot 2; thence South 88°57'00" East 91.82 feet along said Northerly boundary line to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

AND

Lot 3 of that certain ALBERTSON'S 10400 SOUTH STREET SUBDIVISION, recorded September 5, 2002, in Book 2002, at Page 243, as Instrument No. 8343187, in the Recorder's Office in Salt Lake County, Utah. Situate in South Jordan City, Salt Lake County, Utah.

PARCEL 1A:

Those rights appurtenant to Parcel 1 created and defined by those certain Covenants, Conditions, Restrictions and/or Easements recorded September 10, 2002 as Entry No. 8348598 in Book 8846 at Page 4481 of Official Records, as amended by that certain First Amendment to Declaration of Restrictions and Easements recorded July 3, 2008 as Entry No. 10470786 in Book 9824 at Page 81 of Official Records and further defined by that certain Affidavit recorded October 16, 2008 as Entry No. 10542805 in Book 9651 at Page 7181 of Official Records.

The following is shown for information purposes only; Tax ID Nos. 27-17-176-018 and 27-17-176-009

EXHIBIT B
PARTIAL RECONVEYANCE
LEGAL DESCRIPTION

Real Property located in Salt Lake County, State of Utah and described as follows:

PARCEL 1:

LOT 3, ALBERTSON'S 10400 SOUTH STREET SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

PARCEL 1A:

THOSE RIGHT APPURTENANT TO PARCEL 1 CREATED AND DEFINED BY THOSE CERTAIN COVENANTS, CONDITIONS, RESTRICTIONS AND/OR EASEMENTS RECORDED SEPTEMBER 10, 2002 AS ENTRY NO. 8348596 IN BOOK 8646 AT PAGE 4461, AND THAT CERTAIN FIRST AMENDMENT TO DECLARATION OF RESTRICTIONS AND EASEMENTS RECORDED JULY 3, 2008 AS ENTRY NO. 10470785 IN BOOK 9624 AT PAGE 81, AND THAT CERTAIN AFFIDAVIT RECORDED OCTOBER 16, 2008 AS ENTRY NO. 10542805 IN BOOK 9651 AT PAGE 7181, AND THAT CERTAIN SECOND AMENDMENT TO DECLARATION OF RESTRICTIONS AND EASEMENTS RECORDED DECEMBER 11, 2014 AS ENTRY NO. 11959810 IN BOOK 10281 AT PAGE 353, AND THAT CERTAIN THIRD AMENDMENT TO DECLARATION OF RESTRICTIONS AND EASEMENTS RECORDED SEPTEMBER 5, 2017 AS ENTRY NO. 12610406 IN BOOK 10595 AT PAGE 5270 OF THE OFFICIAL RECORDS