

After Recording Return to:
Ascent Law LLC
8833 S Redwood Rd #C
West Jordan, Utah 84088

14062397 B: 11395 P: 9368 Total Pages: 2
01/13/2023 01:54 PM By: CSelman Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: ASCENT LAW
8833 S REDWOOD RD STE CWEST JORDAN, UT 840889285

SUBSTITUTION OF TRUSTEE

ASCENT LAW LLC, 8833 S REDWOOD ROAD, SUITE C, WEST JORDAN UTAH 84088, PHONE: (801) 676-5506, is hereby appointed successor Trustee under that certain Trust Deed dated April 19, 2021, executed by **JOHN HUNTER and JASON SMITH** as Trustor, in which **JACK NIELSEN and DINAH NIELSEN** is named as Beneficiary and **COTTONWOOD TITLE INSURANCE AGENCY, INC.** is named as Trustee, and recorded in the office of the Recorder of Salt Lake County, State of Utah, on April 20, 2021, as Entry No. 13637607 in Book 11160 at Page(s) 5310.

Said Trust Deed covers the following described real property situated in Salt Lake County, Utah:

Legal Description: See Exhibit "A"
Tax Parcel Number: 14-30-226-002, 14-30-226-003, 14-30-226-004, 14-30-226-005, 14-30-226-031 and 14-30-226-032

The undersigned, the current Beneficiary, hereby ratifies, approves, and confirms all action taken by the successor Trustee, Ascent Law, LLC, on the Beneficiary's behalf, in connection with the Trust Deed referenced above before this Substitution of Trustee is recorded.

DATED this _____ day of January 2023.



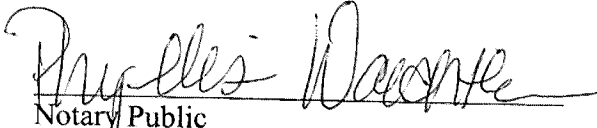
JACK NIELSEN



DINAH NIELSEN

State of Utah)
) SS.
County of Salt Lake)

This instrument was acknowledged before me on the date above, by **JACK NIELSEN and DINAH NIELSEN** known to me to be the person who executed this document or proven by satisfactory means.



Notary Public

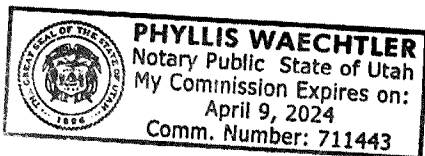


EXHIBIT A

PARCEL 1:

Beginning at a point 1342.00 feet East and South 00°52'00" East 11.35 feet from the North quarter corner of Section 30, Township 1 South, Range 2 West, Salt Lake Base and Meridian and running thence South 00°52'00" East 122.00 feet; thence East 34.00 feet; thence North 00°52'00" West 122.00 feet; thence West 34.00 feet to the point of beginning.

Also described as being the East 9.00 feet of Lot 19 and all of Lot 20, Block 9, Chambers Park (unrecorded).

PARCEL 2:

Beginning at a point 1376.00 feet East and South 11.35 feet from the North quarter corner of Section 30, Township 1 South, Range 2 West, Salt Lake Base and Meridian and running thence South 00°52'00" East 122.00 feet; thence North 88°53'00" East 50.00 feet; thence North 00°52'00" West 122.00 feet; thence South 88°53'00" West 50.00 feet to the point of beginning.

Also described as being Lots 21 and 22, Block 9, Chambers Park (unrecorded).

PARCEL 3:

The West one-half of Lot 18, Block 3, MAGNA ADDITION, according to the official plat thereof, recorded in the office of the Salt Lake County Recorder on April 21, 1916 in Book G of Plats at Page 63.

PARCEL 4:

The East half of Lot 18, Block 3, MAGNA ADDITION, according to the plat thereof as recorded in the office of the Salt Lake County Recorder on April 21, 1916 in Book G of Plats at Page 63.

PARCEL 5:

Beginning East 1317 feet and South 00°52' East 11.35 feet from the North quarter corner of Section 30, Township 1 South, Range 2 West, Salt Lake Meridian; thence North 88°53' East 25 feet; thence South 00°52' East 16 feet, more or less; thence South 88°53' West 25 feet; thence North 00°52' West 16 feet, more or less, to the beginning. (Being North 16 feet, more or less, of the West 25 feet of Lot 19, Block 9, Chambers Park - unrecorded)

PARCEL 6:

Beginning East 1317 feet and South 00°52' East 27.35 feet, more or less, from the North quarter corner of Section 30, Township 1 South, Range 2 West, Salt Lake Meridian; thence North 88°53' East 25 feet, more or less; thence South 00°52' East 54 feet, more or less; thence South 88°53' West 25 feet, more or less; thence North 00°52' West 54 feet, more or less, to the beginning. (Being part of Lot 19, Block 9, Chambers Park - unrecorded)