

After Recording Return to:  
Orange Title Insurance Agency, Inc.  
374 East 720 South  
Orem, Utah 84058  
Phone: (800) 500-8757

**14268073 B: 11506 P: 7700 Total Pages: 2**  
**07/25/2024 08:43 AM By: aallen Fees: \$40.00**  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: ORANGE TITLE INSURANCE AGENCY  
374 EAST 720 SOUTHOREM, UT 84058

TS No. 125143-UT  
Parcel ID # 32-12-253-105-0000

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### **APPOINTMENT OR SUBSTITUTION OF TRUSTEE**

ORANGE TITLE INSURANCE AGENCY, INC. with an address of 374 East 720 South, Orem, UT 84058 is hereby appointed Successor trustee under the trust deed executed by **BRYAN LOPICCOLO, A MARRIED MAN**, as trustor, in which MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR AMERICAN FINANCING CORPORATION, ITS SUCCESSORS AND ASSIGNS is named as beneficiary and TITAN TITLE INSURANCE AGENCY as trustee, and filed for record on 3/17/2022, as Instrument No. 13913114 in Book 11317 Page 9795 Records of Salt Lake County, Utah. The undersigned beneficiary hereby ratifies and confirms all actions on its behalf by the successor trustee prior to the recording of this instrument.

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

UNIT NO.3, BUILDING NO. 18, ROSECREST VILLAGE PLAT 2, RECORDED IN SALT LAKE COUNTY, UTAH, ON FEBRUARY 23, 2007 AS ENTRY NO. 10012784, AND IN THE "DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF ROSECREST VILLAGE", RECORDED IN SALT LAKE COUNTY, UTAH ON NOVEMBER 21, 2006, AS ENTRY NO. 9916077, IN BOOK 9383, AT PAGE 7780, AND SUBSEQUENT AMENDMENTS THERETO.

TOGETHER WITH A NONEXCLUSIVE RIGHT AND EASEMENT OF USE AND ENJOYMENT IN AND TO THE COMMON AREAS DESCRIBED, AND AS PROVIDED FOR, IN SAID PLAT AND SAID DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS, SUBJECT TO SUCH PERPETUAL EASEMENTS AND RIGHTS OF INGRESS AND EGRESS ON, OVER, UNDER, THROUGH, AND ACROSS THE LOT WHICH ARE ASSOCIATED WITH THE UTILITIES AND PRIVATE STREETS IN SAID DEVELOPMENT, SITUATE IN THE COUNTY OF SALT LAKE, STATE OF UTAH.

TRUSTEE CONTACT INFORMATION:  
ORANGE TITLE INSURANCE AGENCY, INC.  
Phone: (800) 500-8757  
Fax: (801) 285-0964  
Hours: Monday-Friday 9a.m.-5p.m.

Dated 6-25-2024

PennyMac Loan Services, LLC

By: Catherine Spivey  
**Catherine Spivey**  
Title: **Authorized Representative**

State of Texas  
County of Tarrant

Before me, David Perez, on this day personally appeared Catherine Spivey, known to me (or proved to me on the oath of Personally Known or through (description of identity card or other document) to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 25<sup>th</sup> day of June, 2024.

(Seal)

David Perez  
Notary Public's Signature

