

Record and Return To:
JPMorganChase - eP4
700 Kansas Lane
MC 8000
Monroe, LA 71203

14391013 B: 11575 P: 494 Total Pages: 3
05/30/2025 08:08 AM By: tpham Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: JPMORGANCHASE - EP4
700 KANSAS LANEMONROE, LA 71203

Prepared By:
JPMorganChase - eP4
700 Kansas Lane
MC 8000
Monroe, LA 71203
(318)432-6157

ASSIGNMENT OF DEED OF TRUST

For good and valuable consideration, the sufficiency of which is hereby acknowledged, **JPMORGAN CHASE BANK, NATIONAL ASSOCIATION , 700 KANSAS LANE MC 8000, MONROE, LA 71203**, by these presents does convey, assign, transfer and set over to: **SELENE FINANCE LP, 3501 OLYMPUS BLVD SUITE 500, DALLAS, TX 75019**, the following described Deed of Trust, with all interest, all liens, and any rights due or to become due thereon. Said Deed of Trust is recorded in the **Salt Lake County, UT** Official Records. Original Trustor/Grantor: **LANA RICHARDS, AS TRUSTEE OF THE LANA RICHARDS TRUST**
DATED JULY 19, 2010

Original Trustee: **First American Title Insurance Co.- UT**
Original Beneficiary: **Mortgage Electronic Registration Systems, Inc., as Beneficiary, as Nominee for GOODLEAP, LLC., its Successors and Assigns**

Dated: **03/04/2022** Recorded: **03/09/2022** Instrument: **13907297** Book: **11314** Page: **7410** in **Salt Lake County, UT** Loan Amount: **\$315,000.00**
Property Address: **265 EAST 7845 SOUTH, SANDY , UT 84070**

Parcel Tax ID: **22-31-127-009**

Legal: **SEE EXHIBIT A ATTACHED**

IN WITNESS WHEREOF, this instrument was executed, signed and delivered by the
undersigned effective **MAY 22 2025**.

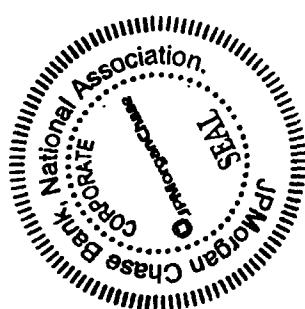
JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

By: _____


Latrice Bell

Name: _____

Title: **Vice President-Doc Execution**



STATE OF **Louisiana** }
PARISH OF **Ouachita** } S.S.

MAY 22 2025

Latrice Bell

On _____, before me appeared _____, to
me personally known, who did say that s/he/they is (are) the

Vice President-Doc Execution of **JPMORGAN CHASE BANK, NATIONAL
ASSOCIATION** and that the instrument was signed on behalf of the corporation (or
association), by authority from its board of directors, and that s/he/they acknowledged the
instrument to be the free act and deed of the corporation (or association).

Witness my hand and official seal.



Notary Public: Brenda R Davis

My Commission Expires: LIFETIME
Commission #: 126370

Brenda R Davis
State of Louisiana
Lifetime Commission
Notary Public ID # 126370



EXHIBIT A - LEGAL DESCRIPTION

Lot 29, Silver Acres Subdivision No. 1, according to the plat thereof, as recorded in the Office of the
County Recorder of said County.

Tax ID No. 22-31-127-009