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14411639 B: 11587 P: 399 Total Pages: 3
07/18/2025 03:06 PM By: csummers Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: JACOB BROTHERSON
7277 S 525 E MIDVALE, UT 84047



IN THE THIRD DISTRICT COURT, STATE OF UTAH
SALT LAKE COUNTY, SALT LAKE DEPARTMENT

MARISA D. WOLF,
Plaintiff/Petitioner,

NOTICE OF LIS PENDENS
(Filed Contemporaneously with Counter-Petition)

v.

JACOB P. BROTHERSON,
Respondent/Counter-Petitioner.

Case No. 250904887
Judge Matthew Bates

TO: All Persons Interested in the Real Property Described Below

PLEASE TAKE NOTICE that Jacob P Brotherson ("Counter-Petitioner") has filed a Counter-Petition in the above-entitled action seeking:

1. Addition of Jacob P Brotherson as a co-owner of the real property described below; and
2. Establishment and recording of an equitable lien in the amount of \$250,616.79 to secure Counter-Petitioner's invested interest.

This Notice is filed contemporaneously with the Counter-Petition in compliance with Utah Code § 78B-6-1303 and serves as constructive notice of the pending claims affecting title to the property.

PROPERTY DESCRIPTION:

Real property located in Salt Lake County, State of Utah, legally described as follows:

Beginning South 1617.25 feet and West 1216.91 feet from the Northeast corner of Section 30, Township 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence South 78°30' East 65.36 feet; thence Southeasterly 44.16 feet along a curve to the left; thence South 4°21'43" West 92.28 feet; thence North 86°27' West 121.86 feet; thence North 11°30' East 104 feet to the point of beginning.

Common Address: 7277 South 525 East, Midvale, Utah 84047

THIS NOTICE OF LIS PENDENS PROVIDES CONSTRUCTIVE NOTICE that any purchase, encumbrance, or other transfer of an interest in the property described above is subject to the outcome of the Counter-Petition filed by Counter-Petitioner, including the request for co-ownership and equitable lien.

REQUEST FOR CERTIFIED COPIES:

Counter-Petitioner respectfully requests that the Clerk of the Court issue two (2) certified file-stamped copies of this Notice of Lis Pendens immediately upon filing, to facilitate same-day recording with the Salt Lake County Recorder's Office.

CLERK'S FILE STAMP:

FILED
THIRD DISTRICT COURT

JUL 18 2025

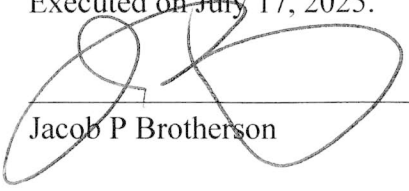
WEST JORDAN DEPT.
VERIFICATION AND NOTARIZATION

STATE OF UTAH
COUNTY OF SALT LAKE

I, Jacob P Brotherson, being first duly sworn, declare under penalty of perjury under the laws of the State of Utah that:

1. I am the Counter-Petitioner in this action.
2. I have read this Notice of Lis Pendens and the facts stated herein are true and correct to the best of my knowledge and belief.
3. This Notice preserves constructive notice of my claims affecting the above-described property pending resolution of the Counter-Petition.

Executed on July 17, 2025.



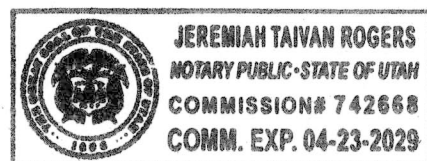
Jacob P Brotherson

SUBSCRIBED AND SWORN to before me this 17th day of July, 2025.



Notary Public

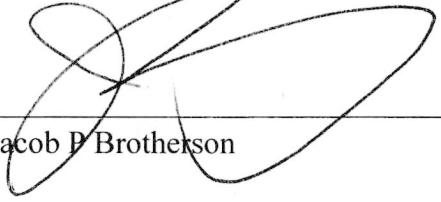
My Commission Expires: 04-23-2029



CERTIFICATE OF SERVICE

I hereby certify that on this 17th day of July, 2025, I served a true and correct copy of the foregoing Notice of Lis Pendens by certified mail, return receipt requested, upon:

Marisa D Wolf
6935 South 825 East
Midvale, Utah 84047



Jacob P Brotherson

FILING FEE INFORMATION:

This Notice of Lis Pendens is filed as part of the existing action (Case No. 250904887) and incurs no additional filing fee.