

14416272 B: 11589 P: 6952 Total Pages: 1  
07/30/2025 04:31 PM By: BGORDON Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: SCALLEY READING BATES HANSEN & RASMUSSEN, P.C.  
15 W SOUTH TEMPLE, STE 600 SALT LAKE CITY, UT 84101

Electronically Recorded For:

Scalley Reading Bates Hansen and Rasmussen, P.C.  
Attn: Marlon L. Bates  
15 West South Temple, Suite 600  
Salt Lake City, Utah 84101  
Prepared by: DS  
MIN No. 1001214-0360090524-2  
MERS phone # (888) 679-6377  
MERS address: P.O. Box 2026, Flint, MI 48501-2026  
Trustee No. 27050-714F  
Parcel No. 22-31-203-186

Assignment of Deed of Trust

For valuable consideration the undersigned, Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Mountain America Federal Credit Union, its successors and assigns, of P.O. Box 2026, Flint, MI 48501-2026, hereby gives notice that it assigned and transferred all of its rights, title, and interest under the Deed of Trust described below to Mountain America Federal Credit Union, assignee, of 1 Corporate Drive, Suite 360, Lake Zurich, Illinois 60047. The Deed of Trust, dated June 4, 2020, was executed by James Moses, an unmarried man, as trustor(s), in which Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Mountain America Federal Credit Union, its successors and assigns, is named as beneficiary, and North American Title Company is appointed trustee, which had an original amount of \$235,000.00, and filed for record on June 9, 2020, and recorded as Entry No. 13292884, in Book 10957, at Pages 6414-6431, Records of Salt Lake County, Utah. This Assignment of Deed of Trust affects the property located at 397 E Tractor Dr, Midvale, Utah 84047, in Salt Lake County, State of Utah, and is described more specifically as follows:

UNIT 103, THE COTTAGES ON 78<sup>TH</sup> AMENDED SUBDIVISION, AMENDING AND EXTENDING THE COTTAGES ON 78<sup>TH</sup> SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS RECORDED IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.

TOGETHER WITH AN EASEMENT OF USE AND ENJOYMENT IN AND TO THE COMMON AREAS AND FACILITIES.

DATED this 24<sup>th</sup> day of July, 2025.

Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Mountain America Federal Credit Union, its successors and assigns

By: Kevin Mayers  
Its: Vice President

STATE OF Illinois )  
COUNTY OF Lake ) : ss

The foregoing instrument was acknowledged before me this 24 day of July, 2025, by Kevin Mayers, the Vice President of Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Mountain America Federal Credit Union, its successors and assigns.

Jorie Lynn Lettner Jorie Lynn Lettner  
NOTARY PUBLIC

Trustee No. 27050-714F MERS Assignment.docx

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