

RECORDED AT REQUEST OF,
AND WHEN RECORDED MAIL TO:

14417506 B: 11590 P: 4855 Total Pages: 4
08/01/2025 04:42 PM By: BGORDON Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COHNE KINGHORN, P.C.
111 E BROADWAY, 11TH FLOORSALT LAKE CITY, UT 84111

J. Scott Brown, Esq.
COHNE KINGHORN
A Professional Corporation
111 East Broadway, 11th Floor
Salt Lake City, Utah 84111

NOTICE OF DEFAULT

PLEASE TAKE NOTICE that J. Scott Brown, Esq., of COHNE KINGHORN, is successor trustee under that certain Deed of Trust (the "**Trust Deed**"), dated February 8, 2022, executed by GOLDEN HALO, LLC, a Utah limited liability company, as to Parcel 1, JESS WILKERSON, an unmarried man, as to Parcel 2, and JESSE WILKERSON, a single man, as to Parcel 3, collectively as trustors, in favor of CENTRAL BANK, as trustee and as beneficiary. The Trust Deed was filed for record in the office of the Salt Lake County, Utah Recorder on February 8, 2022, as Entry No. 13887460, in Book 11303, at Page 9622, official records of Salt Lake County, Utah. The Trust Deed encumbers the following described parcel of real property (the "**Trust Property**") situated in Salt Lake County, Utah:

See Exhibit "**A**" for the Legal Description, which exhibit is attached hereto.

The Trust Property or its addresses are approximately known as follows:

Parcel 1: 5418 South 1900 West, Taylorsville, Utah 84129;
Parcel 2: 159 West Washington Avenue, Murray, Utah 84107; and
Parcel 3: 1585 West Whitlock Avenue, West Valley City, 84119.

The Trust Property's tax identification numbers are known as follows:

Parcel 1: 21-15-127-001-0000 and 21-15-127-005-0000;
Parcel 2: 21-13-227-004-0000; and
Parcel 3: 15-22-407-001-0000.

The Successor Trustee hereby disclaims liability for any error in the legal description, address or any other common designation of the Trust Property.

The Trust Deed was given for good and valuable consideration and to secure certain obligations in favor of CENTRAL BANK including, but not limited to, the following: the obligations which are represented by the following:

1. That certain U.S. Small Business Administration Note (the "**Note**"), dated February 8, 2022, which GOLDEN HALO, LLC and TROLLEY WING COMPANY (collectively, "**Borrowers**"), as borrowers, made, executed and delivered to CENTRAL BANK; and

2. Those certain U.S. Small Business Administration Unconditional Guarantees (collectively, the "**Guarantees**"), dated February 8, 2022, which JESSE WILKERSON, AKA JESS WILKERSON, and JEFFREY KRIE (collectively, "**Guarantors**"), as guarantors, made, executed and delivered to CENTRAL BANK.

Default has occurred under the Trust Deed as follows:

1. The monthly minimum payments under the Note and the Guarantees are past due and owing, and have not been paid.
2. The accrued interest under the Note and the Guarantees is past due and owing, and has not been paid.
3. The late fees under the Note and the Guarantees are past due and owing, and have not been paid.
4. Borrowers' and/or Guarantors' actions and/or inactions adversely affect the Trust Property and/or Central Bank's rights in and to the Trust Property.
5. The failure to comply with or perform other obligations, covenants and conditions contained in the agreements between Borrowers' and/or Guarantors', on the one hand, and CENTRAL BANK, on the other hand.
6. There has been a material adverse change in Borrowers' and/or Guarantors' financial conditions and/or business operations, which CENTRAL BANK believes the prospect of payment or performance of the "Indebtedness," as defined by the Trust Deed, is impaired.
7. Lender (*i.e.*, Central Bank) in good faith believes itself insecure.

Because of such defaults, CENTRAL BANK has declared and hereby declares all sums secured thereby to be immediately due and payable, and has elected and hereby elects to cause the Trust Property to be sold to satisfy the obligations secured thereby. Interest and late fees continue to accrue at the default interest rate in accordance with the terms and provisions of the Note, the Guarantees, the Trust Deed and the related loan documents, the amounts of which will be furnished by CENTRAL BANK upon request.

All costs and expenses incident to foreclosure of the Trust Deed, and exercise of the power of sale including, but not limited to, reasonable attorneys' fees, are also chargeable to the Note, the Guarantees and related loan documents, and which are secured by the Trust Deed.

Pursuant to UTAH CODE ANN. § 57-1-26(3)(b), the following information is provided:

J. Scott Brown, Esq.
COHNE KINGHORN
111 East Broadway, 11th Floor
Salt Lake City, Utah 84111
Telephone No.: (801) 363-4300
Office Hours: 8:30 a.m. through 5:30 p.m.
Monday through Friday, except holidays

DATED this 1st day of August 2025.

SUCCESSOR TRUSTEE:

By: 

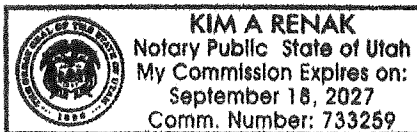
J. Scott Brown
Successor Trustee

STATE OF UTAH

:ss

COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 1st day of August 2025, by J. Scott Brown, Esq., of COHNE KINGHORN, Successor Trustee of the Trust Deed, referred to in said instrument.




Notary Public

My Commission Expires:

9/18/27

Residing at:

S.L. County

THIS NOTICE IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Exhibit "A"
Legal Descriptions

Parcel 1:

Beginning at a point on the West Right-of-Way Line of 1900 West Street, said point being South 89°53'41" West 1,185.39 feet along Section Line and South 00°00'39" West 65.83 feet from the North Quarter Corner of Section 15, Township 2 South, Range 1 West, Salt Lake Base and Meridian, and running thence South 00°00'39" East 332.90 feet along said West Right-of-Way Line; thence South 89°59'21" West 74.25 feet; thence South 00°04'29" East 9.0 feet; thence South 89°59'21" West 65.50 feet; thence North 00°04'29" West 345.50 feet; thence North 89°53'41" East 64.10 feet; thence Northeasterly 62.95 feet along the arc of a 11,512.16 foot radius curve to the Left; thence South 45°13'56" East 18.43 feet to the point of beginning.

Parcel 2:

Lot 20, VALLEY CENTER SUBDIVISION AMENDED, according to the Official Plat thereof on file and of record in the Salt Lake County Recorder's Office.

Parcel 3:

Lot 20, Block 14, CHESTERFIELD PLAT "A", according to the Official Plat thereof as recorded in the Office of the Salt Lake County Recorder.

TOGETHER with 1/2 the Vacated Street Abutting on the North.

[55154.66]