

Tax Serial Number:
49-670-0101

RECORDATION REQUESTED BY:
ROCK CANYON BANK
Orem Office
1376 North State Street
Orem, UT 84057

WHEN RECORDED MAIL TO:
ROCK CANYON BANK
Orem Office
1376 North State Street
Orem, UT 84057

FOR RECORDER'S USE ONLY



000000001884138004132011172021

REQUEST FOR NOTICE

Request is hereby made that a copy be sent to ROCK CANYON BANK of any Notice of Default and a copy of any Notice of Sale under the Deed of Trust recorded as

No: 76652:2020 Recorded on: 06-04-2020
Book: _____ Page: _____
Official Records: UTAH County, State of Utah, and describing land therein as:
Legal Description: SEE ATTACHED EXHIBIT "A"

TOGETHER WITH ALL WATER RIGHTS OF EVERY KIND AND NATURE NOW OWNED OR
HEREINAFTER ACQUIRED APPURTENANT THERETO.

"The Loan secured by this lien was made under a United States Small Business Administration (SBA) nationwide program which uses tax dollars to assist small business owners. If the United States is seeking to enforce this document, then under SBA regulations:

- a) When SBA is the holder of the Note, this document and all documents evidencing or securing this Loan will be construed in accordance with federal law.
- b) CDC or SBA may use local or state procedures for purposes such as filing papers, recording documents, giving notice, foreclosing liens, and other purposes. By using these procedures, SBA does not waive any federal immunity from local or state control, penalty, tax or liability. No borrower or Guarantor may claim or assert against SBA any local or state law to deny any obligation or borrower or defeat any claim of SBA with respect to this Loan.

REQUEST FOR NOTICE
(Continued)

Loan No: 1884138004

Page 2

Any Clause in this document requiring arbitration is not enforceable when SBA is the holder of the Note secured by this instrument."

Address: The Real Property or its address is commonly known as 472 WEST 800 NORTH SUITE 101, OREM, UT 84057. The Real Property tax identification number is 49-670-0101.
Trustors: FINANCIAL WEALTH STRATEGIES, LLC, a Utah limited liability company
Beneficiary: MOUNTAIN WEST SMALL BUSINESS FINANCE
Trustee: SMALL BUSINESS ADMINISTRATION

Mail Notices to: ROCK CANYON BANK Orem Office 1376 North State Street Orem, UT 84057

Dated: November 17, 2021

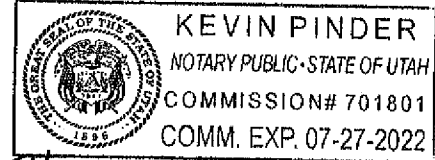
LENDER:

ROCK CANYON BANK

X [Signature]
Jacob Hoyt, Branch Manager

LENDER ACKNOWLEDGMENT

STATE OF Utah)
COUNTY OF Utah) SS



On this 17th day of November, 2021, before me, the undersigned Notary Public, personally appeared Jacob Hoyt and known to me to be the Branch Manager, authorized agent for ROCK CANYON BANK that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of ROCK CANYON BANK, duly authorized by ROCK CANYON BANK through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and in fact executed this said instrument on behalf of ROCK CANYON BANK.

By [Signature] Residing at London, UT
Notary Public in and for the State of Utah My commission expires 7/27/2022

Exhibit "A"
Property Description

Property 2:

Unit 101, contained within the AMENDED AMENDED PHASE "1", THE PINEHURST PLAZA OFFICE CONDOMINIUMS, a Utah Condominium Project as identified in the Record of Survey Map recorded as Entry No. 73725:2007, in Map Filing No. 12271 of Plats, and as further defined and described in the Declaration of Condominium of THE PINEHURST PLAZA OFFICE CONDOMINIUMS, recorded July 26, 2001, as Entry No. 73686:2001, in the office of the Recorder of Utah County, Utah, and in any supplements/amendments thereto.

Together with: (a) The undivided ownership interest in said Condominium Project's Common Areas and Facilities which is appurtenant to said unit, (the referenced Declaration of Condominium providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the Common Areas and Facilities to which said interest relates); (b) The exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said unit, and (c) The non-exclusive right to use and enjoy the Common Areas and Facilities included in said Condominium Project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented) and the Utah Condominium Ownership Act.