

2521018

WHEN RECORDED MAIL TO:
LAYNE HAROLD HARRISON
738 N. Grey Pebble Way
Eagle, ID 83616
File D19813

BK 4997 PG 320

E 2521018 B 4997 P 320-321
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
4/6/2010 11:10:00 AM
FEE \$13.00 Pgs: 2
DEP eCASH REC'D FOR ASPEN TITLE INSURANCE AGENCY

TRUST DEED

THIS TRUST DEED is made this 4th of March, 2010 between **BRADLEY RICHARD HEPWORTH**, as TRUSTOR, whose address is 980 N. 500 W., Bountiful, UT, **ASPEN TITLE INSURANCE AGENCY, L.L.C.**, as TRUSTEE, and **LAYNE HAROLD HARRISON** and **KIMBERLY MARIE HARRISON**, as joint tenants, as BENEFICIARY.

Trustor hereby CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE, the following described property situated in County, UT.

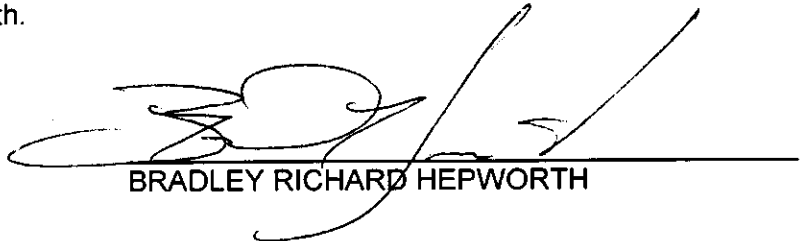
03-021-0065-0159
0120

Together with all building, fixtures and improvements thereon and all water rights, rights of way, easement, rents, issues, profits, income, tenements, hereditaments, privileges, and appurtenances thereunto used or enjoyed with said property, or any part thereof;

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by a promissory note of even date herewith, in the principal sum of **\$230,000.00**, payable to the order of the Beneficiary at the times, in the manner and with interest as therein set forth, and payment of any sums expended or advanced by the Beneficiary to protect the security hereof.

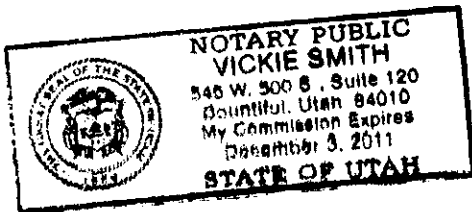
Trustor agrees to pay all taxes and assessments on the above property, to pay all charges and assessments on water or water stock used on or with said property, not to commit waste, to maintain adequate fire insurance on improvements on said property to pay all costs and expenses of collection (including Trustee's fees in event of default in payment of the indebtedness secured hereby) and to pay reasonable Trustee's fees for any of the services performed by Trustee hereunder, including a reconveyance hereof.

The undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at the address hereinbefore set forth.


BRADLEY RICHARD HEPWORTH

State of Utah
County of Davis

On the 4th day of March, 2010, personally appeared before me BRADLEY RICHARD HEPWORTH and the signer of the foregoing instrument who duly acknowledged to me that (he, she, they) executed the same.



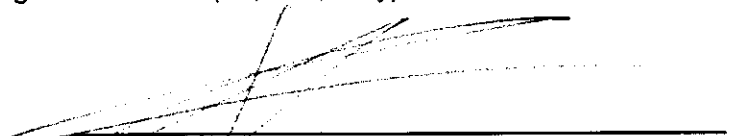

Notary Public
My Commission Expires: 12-3-11

EXHIBIT "A"

BEGINNING AT A POINT 1018.8 FEET WEST AND 130 FEET SOUTH 0°28' WEST APPROXIMATELY 702 FEET NORTH 89°32' WEST FROM THE NORTHEAST CORNER OF LOT 3, BLOCK 8, NMC PLAT, BOUNTIFUL TS SURVEY; THENCE NORTH 0°29' EAST 8.0 FEET; THENCE NORTH 16°22' EAST 160.41 FEET, MORE OR LESS, TO THE NORTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT; THENCE EASTERLY 72 FEET, MORE OR LESS, ALONG SAID NORTHERLY BOUNDARY LINE TO NORTHWESTERLY RIGHT OF WAY LINE OF THE EAST FRONTAGE ROAD OF SAID PROJECT; THENCE SOUTHWESTERLY 194.89 FEET, MORE OR LESS, ALONG THE ARC OF A 183 FOOT RADIUS CURVE TO THE LEFT, THENCE SOUTH 0°29' WEST 11.0 FEET MORE OR LESS, TO THE SOUTHERLY BOUNDARY LINE; THENCE WESTERLY 90.75 FEET, MORE OR LESS, ALONG SOUTHERLY BOUNDARY LINE TO THE POINT OF BEGINNING.

BEGINNING AT A POINT 26.46 CHAINS WEST AND 150 FEET SOUTH AND 20 FEET EAST FROM THE NORTHEAST CORNER OF LOT 3, BLOCK 8, NMC PLAT, BOUNTIFUL TS SURVEY; THENCE SOUTH 0°29' WEST 117 FEET; THENCE SOUTHERLY 31.4 FEET ALONG THE ARC OF A 20 FOOT RADIUS CURVE TO THE LEFT; THENCE SOUTH 89°31' EAST 16 FEET; THENCE EASTERLY 42.4 FEET ALONG THE ARC OF A 27 FOOT RADIUS CURVE TO THE LEFT; THENCE NORTH 0°29' WEST 109 FEET TO A POINT EAST OF THE POINT OF BEGINNING; THENCE WEST TO THE POINT OF BEGINNING.