



\*W3261652\*

163737-LMP

WHEN RECORDED MAIL TO:  
Recovered Energy, Inc.  
2980 Richard Street  
Pocatello, ID 83201

E# 3261652 PG 1 OF 3  
Leann H. Kilts, WEBER COUNTY RECORDER  
31-Oct-22 0315 PM FEE \$40.00 DEP DA  
REC FOR: COTTONWOOD TITLE INSURANCE AGENCY  
ELECTRONICALLY RECORDED

**TRUST DEED**

THIS TRUST DEED, dated this 28 day of October 2022, between **JCOR Properties LLC, a Utah limited liability company**, as Trustor(s), whose address is 721 N. Main Street, Layton, UT 84041 **Cottonwood Title Insurance Agency, Inc.** a Utah Corporation as Trustee, and Recovered Energy, Inc. whose address is 2980 Richard Street, Pocatello, ID, as BENEFICIARY;

WITNESSETH: That Trustor CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE, the following described property, situated in Weber County, State of Utah:

See Exhibit A attached hereto

**TAX ID NO.:** 15-006-0049 and 15-006-0050 (for reference purposes only)  
Also known as 3037 West 1900 North, Plain City, UT 84404 (for reference purposes only)

TOGETHER with all buildings, fixtures, and improvements thereon and all water rights, rights of way, easements, rents, issues, profits, income, tenements, hereditaments, franchises, privileges and appurtenances thereunto belonging, now or hereafter used or enjoyed with said property, or any part thereof;

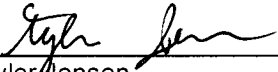
FOR THE PURPOSE OF SECURING (1) Payment of the indebtedness evidenced by a promissory note of even date herewith, in the principal sum of Two Hundred Eighty Six Thousand One Hundred Ninety-Seven Dollars and 0.97 Cents (\$ 286,197.97), made by Trustor, payable to the order of Beneficiary at the times, in the manner and with interest as therein set forth, and payment of any sums expended or advanced by 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 and attorney'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.

Signed this 28 day of Oct., 2022


JCOR Properties LLC, a Utah limited liability company

BY:   
Tyler Jensen  
Manager

STATE OF UTAH

COUNTY OF DAVIS

On the 28 day of Oct, 2022, personally appeared before me Tyler Jensen, who acknowledged himself to be the Manager of JCOR Properties LLC, a Utah limited liability company, and that he, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

  
Notary Public



**EXHIBIT A**  
**Legal Description**

PARCEL 1:

PART OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 6 NORTH, RANGE 2 WEST AND THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT 369.05 FEET SOUTH 89°36'26" EAST ALONG THE SECTION LINE AND 35.06 FEET NORTH FROM THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 3 (SAID POINT BEING ON THE SOUTH RIGHT-OF-WAY LINE OF 1900 NORTH STREET), RUNNING THENCE ALONG THE ARC OF A 752.07 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 135.81 FEET (LONG CORD BEARS SOUTH 67°54'57" EAST 135.63 FEET), THENCE SOUTH 1°15'27" WEST 505.63 FEET, THENCE NORTH 88°44'33" WEST 167.57 FEET, THENCE NORTH 1°15'27" EAST 377.12 FEET, THENCE NORTHEASTERLY ALONG THE ARC OF A 403.15 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 182.94 FEET (LONG CORD BEARS NORTH 14°15'27" EAST 181.38 FEET) TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ALL THAT PORTION OF THE ABOVE DESCRIBED LAND SOUTH OF THE PLAIN CITY LIMITS LINE.

PARCEL 2:

PART OF THE NORTHEAST QUARTER OF SECTION 3, TOWNSHIP 6 NORTH, RANGE 2 WEST AND THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT 369.05 FEET SOUTH 89°36'26" EAST ALONG THE SECTION LINE AND 35.06 FEET NORTH FROM THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 3 (SAID POINT BEING ON THE SOUTH RIGHT-OF-WAY LINE OF 1900 NORTH STREET), RUNNING THENCE ALONG THE ARC OF A 752.07 FOOT RADIUS CURVE TO THE LEFT A DISTANCE OF 135.81 FEET (LONG CORD BEARS SOUTH 67°54'57" EAST 135.63 FEET), THENCE SOUTH 1°15'27" WEST 505.63 FEET, THENCE NORTH 88°44'33" WEST 167.57 FEET, THENCE NORTH 1°15'27" EAST 377.12 FEET, THENCE NORTHEASTERLY ALONG THE ARC OF A 403.15 FOOT RADIUS CURVE TO THE RIGHT A DISTANCE OF 182.94 FEET (LONG CORD BEARS NORTH 14°15'27" EAST 181.38 FEET) TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ALL THAT PORTION OF THE ABOVE DESCRIBED LAND NORTH OF THE PLAIN CITY LIMITS LINE.