



\*W3265211\*

After Recording Return To:  
Lundberg & Associates PC  
3269 South Main Street, Suite 100  
Salt Lake City, UT 84115  
(801) 263-3400

E# 3265211 PG 1 OF 2  
Leann H. Kilts, WEBER COUNTY RECORDER  
30-Nov-22 03:23 PM FEE \$40.00 DEP TN  
REC FOR: LUNDBERG & ASSOCIATES, PC.  
ELECTRONICALLY RECORDED

Case No. 22.84430.1\EF  
lab

Parcel ID #: 06-050-0002

(Space above for County Recorder's use)

**NOTICE OF DEFAULT AND ELECTION TO SELL**

Jeffrey J. Dennis, as trustor, executed a trust deed dated December 18, 2017 to secure the performance of promissory note obligations. The trust deed was filed for record on December 20, 2017, with recorder's entry No. 2896234, Weber County, Utah, and covers the following real property:

See Exhibit "A"

A breach of an obligation for which the trust property was conveyed as security has occurred. The monthly payment obligation set forth in the promissory note is in default. All delinquent monthly payments, together with all unpaid taxes, insurance and other obligations under the promissory note and trust deed, are due. Under the provisions of the promissory note and trust deed, the unpaid principal balance is accelerated and now due, together with accruing interest, late charges, costs and trustees' and attorneys' fees. Accordingly, the trustee has elected to sell the property described in the trust deed.

DATED: 11/30/2022

Lundberg & Associates, PC, Trustee

[Signature]  
Printed Name: LOREY KILTS

Authorized Officer

3269 South Main Street, Suite 100

Salt Lake City, UT 84115

Office Hours: 8:00 a.m. – 5:00 p.m.

(801) 263-3400

State of Utah )

: ss.

County of Salt Lake )

On this 30 day of NOVEMBER, 2022, before me,  
Avery Merrill, a notary public, personally appeared  
Lori King, an authorized officer of Lundberg & Associates, PC, trustee,  
proved on the basis of satisfactory evidence to be the person whose name is subscribed to in this document, and acknowledged that he executed the same.

Avery Merrill  
Notary Public

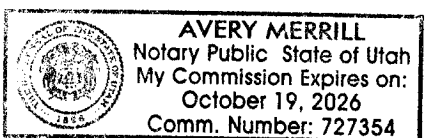


Exhibit A

All of Lots 2 and 3, CLEGG ADDITION, South Ogden City, Weber County, Utah, according to the official plat thereof.

Together with all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property.

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