



W3368286

E# 3368286 PG 1 OF 2
B. Rahimzadegan, WEBER COUNTY RECORDER
07-May-25 0415 PM FEE \$40.00 DEP SD
REC FOR: SCALLEY READING BATES HANSEN & RASI
ELECTRONICALLY RECORDED

Electronically Recorded For:
Scalley Reading Bates Hansen and Rasmussen, P.C.
Attn: Marlon L. Bates
15 West South Temple, Suite 600
Salt Lake City, Utah 84101
Prepared by: DS
MIN No. 1001214-0360128204-7
MERS phone # (888) 679-6377
MERS address: P.O. Box 2026, Flint, MI 48501-2026
Trustee No. 27050 702F
Parcel No. 13-159-0031 **BT**

Assignment of Deed of Trust

For valuable consideration the undersigned, Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Mountain America Federal Credit Union, its successors and assigns, of P.O. Box 2026, Flint, MI 48501-2026, hereby gives notice that it assigned and transferred all of its rights, title, and interest under the Deed of Trust described below to Mountain America Federal Credit Union, assignee, of 1 Corporate Drive, Suite 360, Lake Zurich, Illinois 60047. The Deed of Trust, dated November 4, 2021, was executed by Linda M. Mitchell, as trustor(s), in which Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Mountain America Federal Credit Union, its successors and assigns is named as beneficiary, and Stewart Title Insurance Agency of Utah, Inc. is appointed trustee, which had an original amount of \$140,000.00, and filed for record on November 9, 2021, and recorded as Entry No. 3196033, Records of Weber County, Utah. This Assignment of Deed of Trust affects the property located at 1120 Canyon Rd Unit 31, Ogden, Utah 84404, in Weber County, State of Utah, and is described more specifically as follows:

SEE ATTACHED EXHIBIT "A"

DATED this 30 day of April, 2025.

Mortgage Electronic Registration Systems, Inc., as
beneficiary, as nominee for Mountain America Federal Credit
Union, its successors and assigns

By: Harry Swanson
Its: Vice President

STATE OF

Illinois

)

COUNTY OF

Lake

)

: ss

The foregoing instrument was acknowledged before me this 30 day of April, 2025, by
Harry Swanson, the Vice President of Mortgage Electronic Registration Systems,
Inc., as beneficiary, as nominee for Mountain America Federal Credit Union, its successors and assigns.



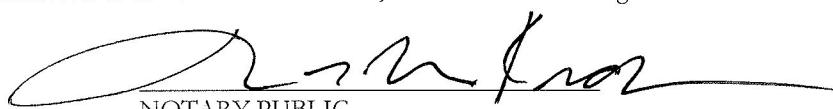

NOTARY PUBLIC

EXHIBIT "A"

UNIT 31, IN BUILDING D-1, CONTAINED WITHIN THE CHERRYWOOD CONDOMINIUMS, PHASE 1, A UTAH CONDOMINIUM PROJECT, AS THE SAME IS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED IN WEBER COUNTY, UTAH. 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 NONEXCLUSIVE 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 OF SURVEY MAP (AS SAID DECLARATION AND MAP MAY HEREAFTER BE AMENDED OR SUPPLEMENTED) AND THE UTAH CONDOMINIUM OWNERSHIP ACT.

MORE CORRECTLY DESCRIBED AS:

UNIT 31, IN BUILDING D-1, CONTAINED WITHIN THE CHERRYWOOD CONDOMINIUMS, PHASE 1, AMENDED, A UTAH CONDOMINIUM PROJECT, AS THE SAME IS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED IN WEBER COUNTY, UTAH. 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 NONEXCLUSIVE 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 OF SURVEY MAP (AS SAID DECLARATION AND MAP MAY HEREAFTER BE AMENDED OR SUPPLEMENTED) AND THE UTAH CONDOMINIUM OWNERSHIP ACT.