

3514017
BK 8171 PG 45

E 3514017 B 8171 P 45-46
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
1/12/2023 8:28:00 AM
FEE \$40.00 Pgs: 2
DEP eCASH REC'D FOR ORANGE TITLE INS AG

WHEN RECORDED RETURN TO:

ORANGE TITLE INSURANCE AGENCY, INC.
374 East 720 South
Orem, Utah 84058
Phone: (800) 500-8757

NOTICE OF DEFAULT

T.S. NO.: 108839-UT

APN: 02-095-0040

NOTICE IS HEREBY GIVEN THAT DAVID M ROBBINS AND ANNEMIEKE OKAMURA, AS JOINT TENANTS as Trustor, TITLE GUARANTEE as Trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR CROSSCOUNTRY MORTGAGE, LLC., , ITS SUCCESSORS AND ASSIGNS as Beneficiary, under the Deed of Trust dated 6/23/2021 and recorded on 6/23/2021, as Instrument No. 3393671 in Book 7787 Page 1104-1121, in the official records of Davis County, Utah, covering the following described real property situated in said County and State, to-wit:

BEGINNING AT A POINT 298.50 FEET NORTH FROM THE SOUTHEAST CORNER OF LOT 3, BLOCK B, BIG CREEK PLAT, CENTERVILLE TOWNSITE SURVEY; AND RUNNING THENCE WEST 150 FEET; THENCE NORTH 97 FEET; THENCE EAST 150 FEET; THENCE SOUTH 97 FEET TO THE POINT OF BEGINNING.

The obligation included a Note for the principal sum of \$621,496.00.
A breach or a default in the obligation for which said Deed of Trust is security has occurred as follows: Installment of Principal and Interest plus impounds and/or advances which became due on 6/1/2022 plus late charges, and all subsequent installments of principal, interest, balloon payments, plus impounds and/or advances and late charges that become payable.

NOTICE OF DEFAULT

T.S. NO. 108839-UT

By reason of such default, CROSSCOUNTRY MORTGAGE, LLC, the current Beneficiary has executed and delivered to the Trustee a written declaration of default and a demand for sale, has deposited with the Trustee the deed and all documents evidencing the obligation secured thereby is immediately due and payable, and has elected and does elect to cause the trust property to be sold to satisfy the obligations secured thereby.

TRUSTEE CONTACT INFORMATION:
ORANGE TITLE INSURANCE AGENCY, INC.
374 East 720 South
Orem, Utah 84058
Phone: (800) 500-8757
Fax: (801) 285-0964
Hours: Monday-Friday 9a.m.-5p.m.

DATED: JAN 10 2023

ORANGE TITLE INSURANCE AGENCY, INC.




Hamsa Uchi, Authorized Agent

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego)

On JAN 10 2023 before me, Lorelle Aoun, a Notary Public, personally appeared Hamsa Uchi who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of CALIFORNIA that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature  (Seal)

