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BK 8663 PG 505

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KELLY A. SILVESTER
DAVIS COUNTY, UTAH RECORDER
01/10/2025 12:56:33 PM
FEE: \$40.00 Pgs: 2
DEP eCASH REC'D FOR: UTAH HOUSING
CORPORATION

UPON RECORDING MAIL TO:

Utah Housing Corp.
2479 South Lake Park Blvd.
West Valley, UT 84120
Attn: Josh Arnold
FHA Case No. 523-1159932
MIN: 1005627 5823368401 9
MERS Phone # 1-888-679-6377

UTAH HOUSING CORPORATION
LOAN MODIFICATION AGREEMENT

This Loan Modification Agreement ("Agreement"), is made and entered into this 2nd day of DECEMBER, 2024 by and between Anna N Gladwell, An Unmarried Woman and Lance G Gladwell, An Unmarried Man, As Joint Tenants, hereinafter referred to as "Borrower(s)", whose address is 579 W 300 N Clearfield, Utah 84015 and Utah Housing Corporation, hereinafter referred to as "Lender".

WITNESSETH:

On or about **October 14, 2022** the Borrower(s) did make, execute, and deliver to **Citywide Home Loans**, who did transfer its interest therein to the Lender, a certain promissory note, ("Note"), (or, in the case of assumptions, an assumption agreement) in the amount of **\$351,515.00** with interest thereon at the rate of **7.000%** per annum, payable in consecutive monthly installments beginning with the first installment due **December 1, 2022**, of **\$2,338.64** principal and interest with the final installment of the indebtedness, if not sooner paid, due and payable on **November 1, 2052**.

For the purpose of securing the payment of said Note, the Borrower(s) did make, execute, and deliver to Mortgage Electronic Registration Systems, Inc. (MERS) as nominee for **Citywide Home Loans** as Beneficiary, that certain Deed of Trust bearing the date of **October 14, 2022**, conveying to the Trustee therein named the following described real property, situated in the County of **Davis**, State of **Utah**, to-wit:

BEGINNING AT A POINT 2205.45 FEET EAST AND 33.0 FEET SOUTH FROM THE NORTHWEST CORNER OF SECTION 2. TOWNSHIP 4 NORTH, RANGE 2 WEST; SALT LAKE MERIDIAN, AND RUNNING THENCE EAST 70 FEET; THENCE SOUTH 140.0 FEET; THENCE WEST 70 FEET; THENCE NORTH 140.0 FEET TO THE POINT OF BEGINNING.
TAX ID# 12-019-0006

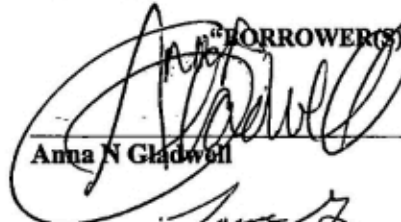
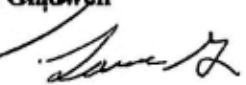
Which Deed of Trust was duly recorded in the office of the recorder of said County and State, on **October 14, 2022** as Entry No: **3503171** hereinafter referred to as "Trust Deed".

There is now due and owing upon the aforesaid Note the principal sum of **\$345,421.46** and the Borrower(s) desires a modification of the terms of payment thereof, to which the Lender is agreeable to the terms and conditions hereinafter stated.

NOW, THEREFORE, it is mutually agreed by and between the parties hereto that the indebtedness remaining unpaid on said Note, as secured by the Trust Deed, including principal, interest and any accrued fees, in the amount of **\$300,139.19** with interest at the rate of **6.875%** per annum continuing to accrue hereon shall be payable in monthly installments of **\$1,837.97** (plus such amounts as may be necessary for escrows for insurance and taxes) commencing on **February 1, 2025**, and continuing on the first day of each month thereafter until paid, except that, if not sooner paid, the final payment of principal and interest shall be due and payable **January 1, 2065**, hereinafter referred to as "Maturity Date". Pursuant to the terms of the original Note, if any monthly installment not paid when due and remains unpaid after a date specified by a notice to the Borrower(s), the entire principal amount outstanding and accrued interest thereon and fees shall at once become due and payable at the option of the Lender. The date specified by a notice to the Borrower(s), shall not be less than 30 days from the date such notice is mailed.

Except as herein modified in the manner and on the terms and conditions hereinabove stated, said Note and Trust Deed shall be and remain in full force and effect, with all the terms and conditions of which the Lender does agree to comply in the same manner and to the same extent as though the provisions thereof were in all respects incorporated herein and made a part of this agreement. The Trust Deed is unmodified by this Agreement, shall continue to secure the amounts owed under the Note and this Agreement and shall retain its original priority

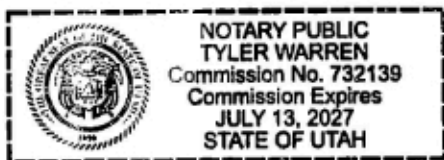
IN WITNESS WHEREOF, the Lender has hereunto set their hand and the Lender has caused these presents to be executed on its behalf by its duly authorized representative this day and year first hereinabove written.


Anna N Gladwell

Lance G Gladwell


"BORROWER(S)"

STATE OF UTAH)
) ss
COUNTY OF Davis)

On this 28 day of DECEMBER, in the year 2024, before me Tyler Warren
a notary public, personally appeared Anna N Gladwell and Lance G Gladwell, proved on the basis of satisfactory evidence to be the person(s) whose name(s) (is/are) subscribed to in this document, and acknowledged (he/she/they) executed the same.

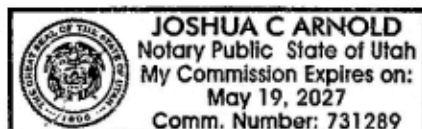


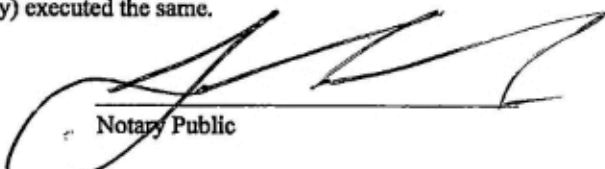

Notary Public


By: Jonathan Hanks, Sr. VP & COO
"LENDER"

STATE OF UTAH)
) ss
COUNTY OF SALT LAKE)

On this 10 day of January, in the year 2025, before me Josh Arnold, a notary public, personally appeared Jonathan Hanks, proved on the basis of satisfactory evidence to be the person(s) whose name(s) (is/are) subscribed to in this document, and acknowledged (he/she/they) executed the same.




Notary Public