

11456071
08/23/2012 11:43 AM \$10.00
Book - 10048 Pg - 7012
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
SEAL & KENNEDY
1366 E MURRAY-HOLLADAY RD #200
SLC UT 84117
BY: SAM, DEPUTY - MA 1 P.

WHEN RECORDED, MAIL TO:

Ionna Margaritis, Trustee
850 Harwood Lane
Murray, UT 84107

QUIT CLAIM DEED

IONNA J. MARGARITIS, Grantor, hereby QUIT CLAIMS to IONNA MARGARITIS, OR HER SUCCESSOR, AS TRUSTEE OF THE IONNA MARGARITIS FAMILY TRUST DATED 8-17-2012, Grantee, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, in all of Grantor's right, title, and interest in the following described real property located in Salt Lake County, State of Utah:

LOT 23, APPLE BLOSSOM ESTATES SUBDIVISION

Parcel No. 22-08-376-001

WITNESS the hand of said Grantor this 17 day of

August, 2012.

Ionna J. Margaritis
IONNA J. MARGARITIS

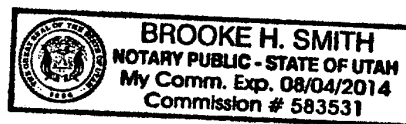
STATE OF UTAH)

COUNTY OF Salt Lake (ss.)

On the 17th day of August, 2012, personally appeared before me IONNA J. MARGARITIS, signer of the foregoing Quit Claim Deed, who acknowledged to me that she executed the same.

Brooke H. Smith
NOTARY PUBLIC
Residing at: Sandy, UT

My Commission Expires:



13817571
11/5/2021 3:55:00 PM \$40.00
Book - 11265 Pg - 3154-3157
RASHELLE HOBBS
Recorder, Salt Lake County, UT
SEAL & KENNEDY
BY: eCASH, DEPUTY - EF 4 P.

AFTER RECORDING, RETURN TO:

Kelly M. Kennedy Esq.
Seal and Kennedy
5965 South 900 East, Suite 350
Murray, Utah 84121

Trustee Address:

**22094 Antigua
Mission Viejo, California 92692**

Parcel # 22-08-376-001-0000

AFFIDAVIT OF SUCCESSOR TRUSTEE

STATE OF UTAH)
 (ss.
COUNTY OF SALT LAKE)

I, Maxine Margaritis, being first duly sworn, say as follows:

1. That on August 17, 2012, IONNA MARGARITIS, as Settlor, executed a revocable trust agreement which was referred to as The Ionna Margaritis Family Trust, dated August 17, 2012 (the "Trust"), and which Trust named Ionna Margaritis as Trustee, and MAXINE MARGARITIS as the successor Trustee in the event Ionna Margaritis could no longer serve as trustee for any reason.

2. That on September 7, 2021, Ionna Margaritis died, and attached hereto is a certified copy of the death certificate of Ionna Jenny Margaritis.

3. That Ionna Margaritis, Settlor and Trustee of the above listed Trust is the same person as Ionna Jenny Margaritis listed on the death certificate attached hereto.

4. That as of the date of this Affidavit, I am, pursuant to the terms of the Trust, serving as the sole Trustee of The Ionna Margaritis Family Trust dated August 17, 2012.

5. That pursuant to the terms of the Trust, the Trustee has authority to manage, transfer, convey, and lease any property or assets held by the Trust, or of which

the Trust is the beneficiary of, including, but not limited to real property, bank accounts, brokerage accounts, insurance policies, retirement accounts, minerals, vehicles, or other assets, and to take all other actions which may be taken by Trustees pursuant to the provisions of the Utah Uniform Probate Code and Utah Uniform Trust Code.

6. That pursuant to the terms of the Trust, the Trustee has the authority to collect, manage, transfer, convey, real property, including the following real property located in Salt Lake County, Utah:

Parcel No. 22-08-376-001-0000
LOT 23, APPLE BLOSSOM ESTATES SUBDIVISION

7. The information contained in this affidavit is true of my own personal knowledge.

DATED this 30 day of September, 2021.


Maxine Margaritis

VERIFICATION

STATE OF California)
(ss.
COUNTY OF Orange)

The undersigned, being duly sworn, says that the facts set forth in the foregoing Affidavit are accurate and complete to the best of the undersigneds knowledge and belief.


Maxine Margaritis

On this 30th day of September, 2021, personally appeared before me, Maxine Margaritis, the signer of the foregoing Affidavit, who duly acknowledged to me that she executed the same.

SEE CALIFORNIA NOTARY, ATTACHED

NOTARY PUBLIC
Residing at _____

My Commission Expires: August 27, 2025

ACKNOWLEDGMENT

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 Orange

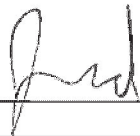
On September 30th, 2021 before me, Jed Russell Walters, Notary Public
(insert name and title of the officer)

personally appeared Maxine Margaritis----,
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.

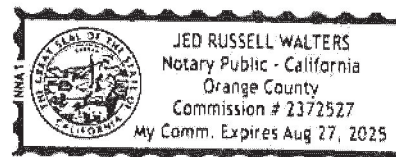
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



Attatchment for Affidavit of Successor Trustee
(Property)

STATE OF UTAH
CERTIFICATION OF VITAL RECORD

CERTIFICATE OF DEATH

State File Number: 2021015321

Ionna Jenny Margaritis

DECEDENT INFORMATION

Date of Death:	September 7, 2021	Time of Death:	16:00
City of Death:	Murray	County of Death:	Salt Lake
Age:	91	Date of Birth:	April 15, 1930
Place of Birth:	Salt Lake City, Utah	Sex:	Female
Armed Services:	No	Marital Status:	Divorced
Spouse's Name:		Usual Occupation:	Mortgage Servicing
Industry/Business:	Banking	Education:	Some College but No Degree
Residence:	Salt Lake City, Utah	Father's Name:	Constantine Psarras
Mother's Name:	Maxine Goudi	Facility Type:	Hospital Inpatient
Facility or Address:	Intermountain Medical Center		

INFORMANT INFORMATION

Name:	Maxine Margaritis	Relationship:	Daughter
Mailing Address:	22094 Antigua, Mission Viejo, California 92692		

DISPOSITION INFORMATION

Method of Disposition:	Burial
Place of Disposition:	Mount Olivet Cemetery, Salt Lake City, Utah
Date of Disposition:	September 13, 2021

FUNERAL HOME INFORMATION

Funeral Home:	Cottonwood Memorial Mortuary
Address:	4670 Highland Drive, Salt Lake City, Utah 84117
Funeral Director:	Brian R Bartlett

MEDICAL CERTIFICATION

Certifying Physician: Stephanie Chan MD, 5121 South Cottonwood Street, Murray (Salt Lake), Utah 84107

CAUSE OF DEATH

Decompensated Congestive Heart Failure
Due to (or as a consequence of): Renal Failure
Due to (or as a consequence of): Hyperkalemia
Due to (or as a consequence of): Diuretic Resistance
Tobacco Use: Did not Contribute
Medical Examiner Contacted: No Autopsy Performed: No Manner of Death: Natural

Date Registered: September 13, 2021

Date Issued: September 13, 2021

This is an exact reproduction of the facts registered in the Utah State Office of Vital Records and Statistics. Security features of this official document include: Intaglio Border, V & R images in top cycloids, and intaglio microtext. This document displays the date, seal and signature of the Utah State Registrar of Vital Record and Statistics.

Linda S. Winger

Linda S. Winger, MSW, LCSW
State Registrar

Rev. 07/21



* 0 6 6 8 8 1 9 4 7 *

Angela C. Dunn

Angela C. Dunn, MD, MPH
Director/Health Officer
County/District Health Department

SL
SALT LAKE
COUNTY
HEALTH
DEPARTMENT