

ENT 58100:2023 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2023 Sep 05 08:55 AM FEE 40.00 BY MC
RECORDED FOR Orange Title Insurance Agen
ELECTRONICALLY RECORDED

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.: 115963-UT

APN: 54-208-0048

NOTICE IS HEREBY GIVEN THAT MARK WILLARD AND ELIZABETH A WILLARD, HUSBAND AND WIFE AS JOINT TENANTS as Trustor, SILK TITLE UTAH, LLC as Trustee, in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR BOX HOMES LOANS, DIV. OF CANOPY MORTGAGE, LLC, ITS SUCCESSORS AND ASSIGNS as Beneficiary, under the Deed of Trust dated 11/11/2019 and recorded on 11/15/2019, as Instrument No. 119989:2019, in the official records of Utah County, Utah, covering the following described real property situated in said County and State, to-wit:

ALL OF LOT 8148, THE VILLAGE OF HAWKS LANDING, PLAT 1, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE AND OF RECORD IN THE UTAH COUNTY RECORDER'S OFFICE, STATE OF UTAH.

The obligation included a Note for the principal sum of \$449,355.00. 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 3/1/2023 plus late charges, and all subsequent installments of principal, interest, balloon payments, plus impounds and/or advances and late charges that become payable.

By reason of such default, PennyMac Loan Services, 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.

T.S. NO. 115963-UT

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: SEP 01 2023

ORANGE TITLE INSURANCE AGENCY, INC.

Hamsa Uchi

Hamsa Uchi, Authorized Agent

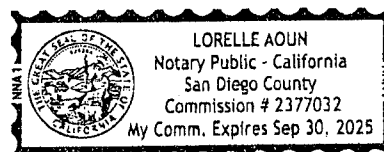
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California } ss.
County of San Diego }

On SEP 01 2023 before me, Lorelle Aoun, 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 said State that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature *Lorelle Aoun* (Seal)



WHEN RECORDED, RETURN TO:
MILLER HARRISON LLC
5292 South College Drive, Suite 304
Murray, Utah 84123
801-692-0799
Acct: 2022-0487

NOTICE OF DEFAULT AND ELECTION TO SELL

NOTICE IS HEREBY GIVEN THAT the Springside Meadows Townhomes Owners Association (the "Association") on October 19, 2022, recorded in the offices of the Utah County Recorder, as Entry No. 110902:2022, a Notice of Lien upon those certain lands and premises owned by Cory James Elmore and Danielle Mestas, located at 1855 South 410 West, Payson, UT 84651, lying in Utah County, Utah and further described as follows:

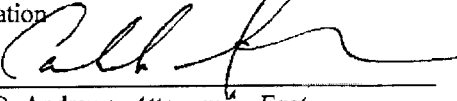
Legal Description: LOT 63, PLAT J, SPRINGSIDE MEADOWS TOWNHOMES AMENDED SUB AREA 0.024 AC.
Parcel ID #: 66:718:0063

A breach of the Owner's obligations has occurred, as provided in the Declaration of Covenants, Conditions and Restrictions for Springside Meadows Townhomes, as amended (the "Declaration"), which obligations are secured by the above-described property, and the Owner has defaulted and failed to make payment. The Association has elected, pursuant to the terms of the Declaration and other applicable law, to declare the Owner's entire amount of unpaid common area maintenance fees, interest, and late fees, attorney's fees, and costs of collection and foreclosure to be immediately due and payable. By pursuing its rights of nonjudicial foreclosure under this Notice of Default, the Association is not attempting to, nor will the Association collect through nonjudicial foreclosure, any fine which may have accrued as part of the Association's continuing lien as precluded in Utah Code §§ 57-8a-303 and 57-8-46, whether included in the notice of lien or not. The Association further herby gives notice that the above-described real property shall be sold to satisfy the aforesated obligations, in addition to present and further accruing interest, reasonable attorney's fees, and other costs of collection and further accruing common area maintenance fees and penalties.

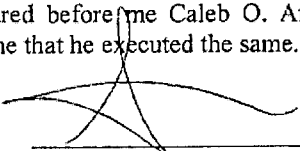
In accordance with Utah Code Ann. §57-1-26(3)(b), a copy of this notice is being sent to the owner(s) of the above property. This notice reflects a debt against the property and is not an attempt to collect a debt from the owner(s), to the extent he/she/the have discharged personal liability through bankruptcy proceedings.

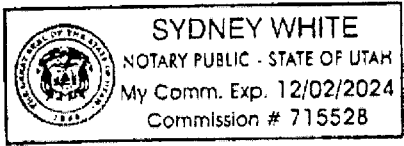
DATE FILED: September 5, 2023.

STATE OF UTAH)
) ss
County of SALT LAKE)

Springside Meadows Townhomes Owners
Association

Caleb O. Andrews, Attorney-in-Fact

On September 5, 2023, personally appeared before me Caleb O. Andrews, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.


Notary Public



AFTER RECORDING RETURN TO:
Halliday, Watkins & Mann, P.C.
376 East 400 South, Suite 300
Salt Lake City, UT 84111
File No. UT23092

ENT 58377:2023 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2023 Sep 06 08:43 AM FEE 40.00 BY MC
RECORDED FOR Halliday, Watkins & Mann, P
ELECTRONICALLY RECORDED

NOTICE OF DEFAULT AND ELECTION TO SELL

NOTICE IS HEREBY GIVEN by the law firm of Halliday, Watkins & Mann, P.C., Successor Trustee, that a default has occurred under a Trust Deed dated June 26, 2019, and executed by Derrick Owen, as Trustor, in favor of Mortgage Electronic Registration Systems, Inc., as Beneficiary, as nominee for First Colony Mortgage Corporation, its successors and assigns as Beneficiary, but NewRez LLC d/b/a Shellpoint Mortgage Servicing being the present Beneficiary, in which Pro-Title & Escrow, Inc. was named as Trustee. The Trust Deed was recorded in Utah County, Utah, on June 27, 2019, as Entry No. 59238:2019, of Official Records, all relating to and describing the real property situated in Utah County, Utah, particularly described as follows:

Lot 602, Plat "J", Maple Mountain Townhomes @ Spanish Fork, Spanish Fork, Utah, according to the official plat thereof on file and of record in the Utah County Recorder's Office. TAX # 46-950-0602

Purportedly known as 1921 East 280 South, Spanish Fork, UT 84660 (the undersigned disclaims liability for any error in the address).

That the default which has occurred is the breach of obligations under the Trust Deed and Note which includes the failure of the Trustor and subsequent owners if any, to pay the monthly installments when due as set forth in the Note. Under the provisions of the Promissory Note and Trust Deed, the principal balance is accelerated and now due, together with accruing interest, late charges, costs and trustees' and attorneys' fees. There is also due all of the expenses and fees of these foreclosure proceedings.

The Successor Trustee declares all sums secured thereby immediately due and payable and elects to sell the property described in the Trust Deed. The default is subject to reinstatement in accordance with Utah law. All reinstatements, assumptions or payoffs must be in lawful money of the United States of America, or certified funds. Personal Checks will not be accepted.

Notice is also given that despite any possible reduced payment arrangement agreed to by the Beneficiary and/or the Beneficiary's agent, hereafter, the Beneficiary, and/or Beneficiary's agent, does not necessarily intend to instruct the Successor Trustee to defer giving the notice of sale and completing foreclosure beyond the earliest time legally allowed, unless the Beneficiary specifically agrees otherwise in writing.

This is an attempt to foreclose a security instrument and any information obtained will be used for that purpose.

Dated this 5 day of September, 2023.

HALLIDAY, WATKINS & MANN, P.C.:

By: Hillary McCormack

Name: Hillary McCormack
Attorney and authorized agent of the law firm of
Halliday, Watkins & Mann, P.C., Successor Trustee
376 East 400 South, Suite 300, Salt Lake City, UT 84111
Telephone: 801-355-2886
Office Hours: Mon.-Fri., 8AM-5PM (MST)
File No. UT23092

STATE OF UTAH)
 : ss.
County of Salt Lake)

The foregoing instrument was acknowledged before me this Sept 5, 2023, by Hillary McCormack as an attorney and authorized agent of the law firm of Halliday, Watkins & Mann, P.C., the Successor Trustee.



Margaret Lee
Notary Public

After Recording Mail To:
Michael Bringham
7985 S 700 E
Sandy, UT 84070

ENT 58532:2023 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2023 Sep 06 01:14 PM FEE 40.00 BY KR
RECORDED FOR Alpine Legal Title
ELECTRONICALLY RECORDED

NOTICE OF DEFAULT AND ELECTION TO SELL

NOTICE IS HEREBY GIVEN by Michael Bringham, Attorney at Law, a member of the Utah State Bar, as Substitute Trustee under a Trust Deed executed on July 26, 2022, by Cup Holdings, LLC, as Trustor, whose address is P.O. Box 294, Layton, Utah, 84041, to secure a certain obligation held in favor of Justin Atkinson as Beneficiary, and recorded July 26, 2022 as Entry No. 83982-2022 of the official records of the Utah County Recorder and is described as follows:

COMMENCING 6 RODS WEST OF THE NORTHEAST CORNER OF LOT 4, BLOCK 23, PLAT "A" SPANISH FORK CITY SURVEY OF BUILDING LOTS; THENCE SOUTH 8 RODS; THENCE WEST 50 FEET; THENCE NORTH 8 RODS; THENCE EAST 50 FEET TO BEGINNING.

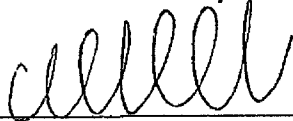
Tax Serial No.: 07-023-0011

Said obligation includes a Note for the principal sum of the Trust Deed of \$392,000.00

Whereas, breach of, and default in the obligation for which such Trust Deed is security has occurred in that the timely payments and principal and interest have not been made as required by the Note secured by said Trust Deed.

By reason of such default, Justin Atkinson, as Beneficiary, does hereby declare all sums under such Trust Deed Note immediately due and payable, and Michael Bringham, Attorney at Law, as substitute Trustee, has elected pursuant to Utah Code Section 57-1-23, to sell or cause to be sold the Trust Property to satisfy the obligation.

DATED this 31st day of August, 2023.




Michael Bringham, Attorney at Law, Substitute Trustee

STATE OF UTAH)

:ss

COUNTY OF SALT LAKE)

On the 31st day of August, 2023 , personally appeared before me Michael Bringham, Attorney at Law, as substitute Trustee, the signer of the within instrument, who duly acknowledged to me that he executed the same.



Notary Public



After Recording Mail To:
Michael Bringhurst
7985 S 700 E
Sandy, UT 84070

ENT 58536:2023 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2023 Sep 06 01:15 PM FEE 40.00 BY KR
RECORDED FOR Alpine Legal Title
ELECTRONICALLY RECORDED

NOTICE OF DEFAULT AND ELECTION TO SELL

NOTICE IS HEREBY GIVEN by Michael Bringhurst, Attorney at Law, a member of the Utah State Bar, as Substitute Trustee under a Trust Deed executed on August 1, 2022, by Bluemountain, Inc., as Trustor, whose address is P.O. Box 294, Layton, Utah, 84041, to secure a certain obligation held in favor of Justin Atkinson as Beneficiary, and recorded August 2, 2022 as Entry No. 86580-2022 of the official records of the Utah County Recorder and is described as follows:

Commencing 210 feet South and 176 feet West of the Northeast corner of Block 59, Plat "A", American Fork City Survey; thence North 117 feet; (thence East 80 feet; thence South 117 feet; thence West 80 feet to the place of beginning together with the use of the 54 foot right-of-way to the 200 East Street as now exist.

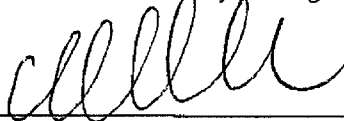
Tax Serial No.: 02-071-0006

Said obligation includes a Note for the principal sum of the Trust Deed of \$260,000.00

Whereas, breach of, and default in the obligation for which such Trust Deed is security has occurred in that the timely payments and principal and interest have not been made as required by the Note secured by said Trust Deed.

By reason of such default, Justin Atkinson, as Beneficiary, does hereby declare all sums under such Trust Deed Note immediately due and payable, and Michael Bringhurst, Attorney at Law, as substitute Trustee, has elected pursuant to Utah Code Section 57-1-23, to sell or cause to be sold the Trust Property to satisfy the obligation.

DATED this 31st day of August, 2023.



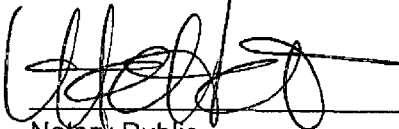
Michael Bringhurst, Attorney at Law, Substitute Trustee

STATE OF UTAH)

:ss

COUNTY OF SALT LAKE)

On the 31st day of August, 2023 , personally appeared before me Michael Bringhurst, Attorney at Law, as substitute Trustee, the signer of the within instrument, who duly acknowledged to me that he executed the same.



Notary Public



AFTER RECORDING RETURN TO:
Halliday, Watkins & Mann, P.C.
376 East 400 South, Suite 300
Salt Lake City, UT 84111
File No. UT23082

ENT 59215:2023 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2023 Sep 08 11:15 AM FEE 40.00 BY MC
RECORDED FOR Halliday, Watkins & Mann, P
ELECTRONICALLY RECORDED

NOTICE OF DEFAULT AND ELECTION TO SELL

NOTICE IS HEREBY GIVEN by the law firm of Halliday, Watkins & Mann, P.C., Successor Trustee, that a default has occurred under a Trust Deed dated December 27, 2019, and executed by Kathryn R. Sorensen and Kent D. Sorensen, as Trustors, in favor of Mortgage Electronic Registration Systems, Inc., as beneficiary, as nominee for Caliber Home Loans, Inc., its successors and assigns as Beneficiary, but Caliber Home Loans, Inc. being the present Beneficiary, in which Provo Land Title Company was named as Trustee. The Trust Deed was recorded in Utah County, Utah, on December 27, 2019, as Entry No. 138449:2019, and modified pursuant to the Modification recorded on January 20, 2023, as Entry No. 3703:2023, of Official Records, all relating to and describing the real property situated in Utah County, Utah, particularly described as follows:

Lot 58, Salem Park Subdivision, Phase 3, according to the official plat thereof on file in the Office of the Recorder, Utah County, Utah. **TAX # 66-626-0058**

Purportedly known as 373 East Snowy Egret Drive, Salem, UT 84653 (the undersigned disclaims liability for any error in the address).

That the default which has occurred is the breach of obligations under the Trust Deed and Note which includes the failure of the Trustors and subsequent owners if any, to pay the monthly installments when due as set forth in the Note. Under the provisions of the Promissory Note and Trust Deed, the principal balance is accelerated and now due, together with accruing interest, late charges, costs and trustees' and attorneys' fees. There is also due all of the expenses and fees of these foreclosure proceedings.

The Successor Trustee declares all sums secured thereby immediately due and payable and elects to sell the property described in the Trust Deed. The default is subject to reinstatement in accordance with Utah law. All reinstatements, assumptions or payoffs must be in lawful money of the United States of America, or certified funds. Personal Checks will not be accepted.

Notice is also given that despite any possible reduced payment arrangement agreed to by the Beneficiary and/or the Beneficiary's agent, hereafter, the Beneficiary, and/or Beneficiary's agent, does not necessarily intend to instruct the Successor Trustee to defer giving the notice of sale and completing foreclosure beyond the earliest time legally allowed, unless the Beneficiary specifically agrees otherwise in writing.

This is an attempt to foreclose a security instrument and any information obtained will be used for that purpose.

Dated this 7 day of September, 2023.

HALLIDAY, WATKINS & MANN, P.C.:

By: Hillary McCormack

Name: Hillary McCormack

Attorney and authorized agent of the law firm of
Halliday, Watkins & Mann, P.C., Successor Trustee
376 East 400 South, Suite 300, Salt Lake City, UT 84111
Telephone: 801-355-2886
Office Hours: Mon.-Fri., 8AM-5PM (MST)
File No. UT23082

STATE OF UTAH)
 : ss.
County of Salt Lake)

The foregoing instrument was acknowledged before me this September 7th, 2023, by Hillary McCormack as an attorney and authorized agent of the law firm of Halliday, Watkins & Mann, P.C., the Successor Trustee.

Avery Merrill
Notary Public

