

ELECTRONICALLY RECORDED FOR:

Marlon L. Bates  
SCALLEY READING BATES  
HANSEN & RASMUSSEN, P.C.  
15 West South Temple, Ste 600  
Salt Lake City, Utah 84101  
Telephone No. (801) 531-7870  
Business Hours: 9:00 am to 5:00 pm (Mon.-Fri.)  
Trustee No. 69102-03  
Parcel No. 20-14-280-004

12959083  
3/29/2019 3:03:00 PM \$10.00  
Book - 10765 Pg - 4374  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
SCALLEY & READING BATES HANSEN  
BY: eCASH, DEPUTY - EF 1 P.

NOTICE OF DEFAULT

NOTICE IS HEREBY GIVEN by Marlon L. Bates, successor trustee, that a default has occurred under the Short Form Deed of Trust (with Future Advance Clause) executed by Luis Carlos Hernandez and Socorro Tarango, as trustor(s), in which Wells Fargo Bank, N.A. is named as beneficiary, and Wells Fargo Bank Northwest, N.A. is appointed trustee, and filed for record on April 20, 2007, and recorded as Entry No. 10072580, in Book 9452, at Page 5551, Records of Salt Lake County, Utah.

LOT 8, SUNCREST NO. 2, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

A breach of an obligation for which the trust property was conveyed as security has occurred. Specifically, the trustor(s) failed to pay the July 24, 2018 monthly installment and all subsequent installments thereafter as required by the Note. Therefore, pursuant to the demand and election of the beneficiary, the trustee hereby elects to sell the trust property to satisfy the delinquent obligations referred to above. All delinquent payments, late charges, foreclosure costs, and property taxes and assessments, if any, must be paid in full within three months of the recording of this Notice to reinstate the loan. Furthermore, any other default, such as a conveyance of the property to a third party, allowing liens and encumbrances to be placed upon the property, or allowing a superior lien to be in default, must also be cured within the three-month period to reinstate the loan.

DATED this 29 day of March, 2019.

  
Marlon L. Bates, successor trustee

STATE OF UTAH )  
 ) : ss  
COUNTY OF SALT LAKE )

The foregoing instrument was acknowledged before me this 29 day of March, 2019, by Marlon L. Bates, successor trustee.

  
NOTARY PUBLIC

