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BK 6870 PG 407

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RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
10/13/2017 11:35:00 AM  
FEE \$19.00 Pgs: 5  
DEP eCASH REC'D FOR ASPEN TITLE INSURAN

Tax Serial Number:  
06-239-0001  
06-341-0002

WHEN RECORDED MAIL TO:  
FIRST NATIONAL BANK OF LAYTON  
Layton Hills Office  
P.O. Box 248  
1601 No. Hillfield Road  
Layton, UT 84041

D 24740  
D 24734

FOR RECORDER'S USE ONLY

## MODIFICATION OF DEED OF TRUST



\*000000007400010081073509272017\*

THIS MODIFICATION OF DEED OF TRUST dated September 27, 2017, is made and executed between GPS Trading Company, LLC, whose address is 1901 West 2425 South, Woods Cross, UT 84087 ("Trustor") and FIRST NATIONAL BANK OF LAYTON, whose address is Layton Hills Office, P.O. Box 248, 1601 No. Hillfield Road, Layton, UT 84041 ("Lender").

DEED OF TRUST. Lender and Trustor have entered into a Deed of Trust dated July 18, 2016 (the "Deed of Trust") which has been recorded in Davis County, State of Utah, as follows:

Recorded on July 21, 2016 as Entry No. 2952989, in Book 6563, on Pages 123-142 in the Office of the Davis County Recorder.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real

**MODIFICATION OF DEED OF TRUST  
(Continued)**

Loan No: 7400010081

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property located in Davis County, State of Utah:

ALL OF LOT 1, CANNONWOOD INDUSTRIAL PARK PLAT A, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE DAVIS COUNTY RECORDER.

The Real Property or its address is commonly known as 1901 West 2425 South , Woods Cross, UT 84087. The Real Property tax identification number is 06-239-0001 .

**MODIFICATION.** Lender and Trustor hereby modify the Deed of Trust as follows:

**Construction Deed of Trust is hereby converted to a term agreement and hereby release the following:**

Parcel 2: ALL OF LOT 2, CANNONWOOD INDUSTRIAL PARK PLAT B AMENDED, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE DAVIS COUNTY RECORDER

06-341-0002.

**CONTINUING VALIDITY.** Except as expressly modified above, the terms of the original Deed of Trust shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Deed of Trust as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Deed of Trust (the "Note"). It is the intention of Lender to retain as liable all parties to the Deed of Trust and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Deed of Trust does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

**TRUSTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF DEED OF TRUST AND TRUSTOR AGREES TO ITS TERMS. THIS MODIFICATION OF DEED OF TRUST IS DATED SEPTEMBER 27, 2017.**

**MODIFICATION OF DEED OF TRUST**  
**(Continued)**

Loan No: 7400010081

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TRUSTOR:

GPS TRADING COMPANY, LLC

By: 

William F. Picard, Sr., Managing Member of GPS  
Trading Company, LLC

By: 

Nathan J. Gleave, Managing Member of GPS Trading  
Company, LLC

By: 

Douglas C. Guernsey, Managing Member of GPS  
Trading Company, LLC

LENDER:

FIRST NATIONAL BANK OF LAYTON

X 

Authorized Officer

MODIFICATION OF DEED OF TRUST  
(Continued)

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LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF UTAH )  
 ) SS  
COUNTY OF DAVIS )

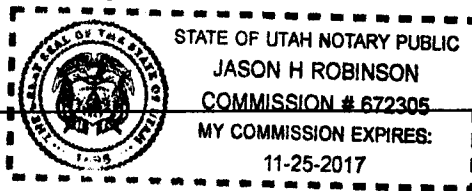
On this 27<sup>th</sup> day of SEPTEMBER, 2017, before me, the undersigned Notary Public, personally appeared **William F. Picard, Sr., Managing Member of GPS Trading Company, LLC; Nathan J. Gleave, Managing Member of GPS Trading Company, LLC; and Douglas C. Guernsey, Managing Member of GPS Trading Company, LLC**, and known to me to be members or designated agents of the limited liability company that executed the Modification of Deed of Trust and acknowledged the Modification to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute this Modification and in fact executed the Modification on behalf of the limited liability company.

By Jason H. Robison

Residing at Kaysville UT

Notary Public in and for the State of UTAH

My commission expires 11-25-17



**MODIFICATION OF DEED OF TRUST**  
(Continued)

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**LENDER ACKNOWLEDGMENT**

STATE OF UTAH )  
 ) SS  
COUNTY OF DAVIS )

On this 27<sup>th</sup> day of SEPTEMBER, 20 17, before me, the undersigned Notary Public, personally appeared JASON H. ROBINSON and known to me to be the SR V.P., authorized agent for **FIRST NATIONAL BANK OF LAYTON** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **FIRST NATIONAL BANK OF LAYTON**, duly authorized by **FIRST NATIONAL BANK OF LAYTON** through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and in fact executed this said instrument on behalf of **FIRST NATIONAL BANK OF LAYTON**.

By Janice Nelson  
Notary Public in and for the State of Ut

Residing at Syracuse  
My commission expires 10-08-21

