

Ent 156427 Bk 245 Pg 148
Date: 31-JUL-2019 3:07:20PM
Fee: \$40.00 Check Filed By: WO
COLLEEN ALLEN, Recorder
WAYNE COUNTY
For: MT OLYMPUS TITLE

When Recorded Return to:
American United Federal Credit Union
2687 West 7800 South
West Jordan, Utah 84088
Attention: Stan Nielsen

Tax Parcel No. 02-0039-0889

Notice of Loan Modification

Notice is hereby given that the principal balance of a loan secured by a deed of trust is currently Four Million Four Hundred Seventy Thousand and no/100 Dollars (\$4,470,000.00) in accordance with a Loan Modification Agreement dated July 10, 2019 and effective July 10, 2019 which modified several terms of an existing loan, including without limitation the express inclusion in the deed of trust of Utah water right number 95-295 which includes approximately 15 acre feet of water out of the Curtis Spring. The deed of trust is dated August 1, 2017 and recorded August 2, 2017 as Entry No. 154561, in Book 237, at Page 901 of the Wayne County Recorder's Office, wherein 670 Torrey LLC, a Utah limited liability company, is Trustor; Mt. Olympus Title is trustee; and American United Federal Credit Union is Beneficiary. The deed of trust affects real property located in Wayne County, Utah and more particularly described as follows:

TAX PARCEL 02-0039-0889

Beginning at the Northwest corner of Tax Parcel 0-867, said point being located North 00 Degrees 11'48" West 1219.43 feet along the Quarter Section line and North 89 Degrees 58'02" West 455.81 feet along the South right-of-way line of State Highway U-24 from the South Quarter corner of Section 7, Township 29 South, Range 5 East, Salt Lake Base and Meridian; and running thence South 448.65 feet along the West boundary of Parcel 0-867 to the North line of Parcel 0-867-2; thence South 89 Degrees 59'23" West 430.80 feet along the existing fence line to the East boundary of Tax Parcel 0-865; thence North 00 Degrees 21'25" West 448.98 feet along said East boundary to the aforesaid South right-of-way line of State Highway U-24; thence South 89 Degrees 58'02" East 433.59 feet along said right-of-way line to the point of beginning.

Together with an access easement and right-of-way described as follows: Beginning at the Northwest corner of Janet Quinn Smith & Paul Smith Parcel 0-867, said point being located North 00 Degrees 11'48" West 1219.43 feet along the Quarter Section line and North 89 Degrees 58'02" West 455.81 feet along the South right-of-way line of State Highway U-24 from the South Quarter corner of Section 7, Township 29 South, Range 5 East, Salt Lake Base and Meridian; and running thence South 89 Degrees 58'02" East 32 feet along said right-of-way line to a rebar & cap marked

MT0 10209B

