

8920261

WHEN RECORDED MAIL TO:

SAGEBRUSH DEVELOPMENT, LLC  
220 SOUTH 200 EAST #440  
SALT LAKE CITY, UTAH 84144



•L899L61M•

THOMAS Phillip Hopper TRUST DEED  
13358 LIBRA  
EIRON, ARIZONA  
85231

8920261  
12/10/2003 12:00 PM 14.00  
Book - 8922 Pg - 300-302  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
DENTON R HATCH PC  
128 W 900 N  
SPANISH FORK UT 84660  
BY: LDT, DEPUTY - WA 3 P.

THIS TRUST DEED is made this 2nd of August, 2000, between  
DRS DEVELOPMENT, LDT as Trustor(s),

SAGEBRUSH DEVELOPMENT, LLC as Trustee, and

SAGEBRUSH DEVELOPMENT, LLC, as beneficiary.

Trustor hereby CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE, the following described  
property situated in SALT LAKE COUNTY, UT.

SEE ATTACHED EXHIBIT "A"

Together with all buildings, fixtures and improvements thereon and all water rights, rights of way, easements, rents, issues, profits,  
income, tenements, hereditaments, privileges, and appurtenances thereunto now or hereafter used or enjoyed with said property, or  
any part thereof;

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by a promissary note of even date herewith, in the  
principal sum of \$105,000.00, payable to the order of the Beneficiary at the times, in the manner and with interest as therein set forth,  
and payment of any sums expended or advanced by the Beneficiary to protect the security hereof.

Trustor agrees to pay all taxes and assessments on the above property, to pay all charges and assessments on water or water  
stock used on or with said property, not to commit waste, to maintain adequate fire insurance on improvements on said property to  
pay all costs and expenses of collection (including Trustee's fees in event of default in payment of the indebtedness secured hereby)  
and to pay reasonable Trustee's fees for any of the services performed by Trustee hereunder, including a reconveyance hereof.

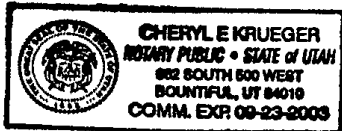
The undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at the  
address hereinbefore set forth.

DRS DEVELOPMENT, LTD.

BY: SHANE R. CONNELLEY, MANAGER

STATE OF UT  
COUNTY OF DAVIS

On the 2nd day of August, 2000, personally appeared before me SHANE R. CONNELLEY, PRESIDENT OF DRS  
DEVELOPMENT, INC. the signer(s) of the foregoing instrument, who duly acknowledged to me that they execute the  
same.



Notary Public

My Commission Expires: 9-23-03

Residing at: Bountiful, Ut

E# 1975587 PG 1 OF 3  
DOUG CROFTS, WEBER COUNTY RECORDER  
17-SEP-03 4:08 PM FEE \$14.00 DEP JPH  
REC FOR: DENTON, M. HATCH

BK 8922 PG 300

**EXHIBIT "A"**

BEGINNING AT A POINT SOUTH 89°52'48" EAST 414.43 FEET FROM THE CENTER OF SECTION 23, TOWNSHIP 1 SOUTH, RANGE 2 WEST, SALT LAKE MERIDIAN, AND RUNNING THENCE NORTH 0°05'24" EAST 2543.44 FEET TO THE FRONTAGE ROAD SOUTH OF HIGHWAY PROJECT NO. F-018-1(5); THENCE ALONG SAID FRONTAGE ROAD FOR 2 COURSES AS FOLLOWS: ALONG THE ARC OF A 5,608.58 FOOT RADIUS CURVE TO THE RIGHT 49.104 FEET (THE CHORD BEARS SOUTH 88°07'33" EAST 49.104 FEET); THENCE SOUTH 87°52'30" EAST 511.04 FEET TO THE WEST LINE OF THAT CERTAIN RIGHT OF WAY FOR POWER TRANSMISSION LINES AS GRANTED TO UTAH POWER AND LIGHT COMPANY IN BOOK 2172, PAGE 18 OF OFFICIAL RECORDS; THENCE ALONG SAID WEST LINE SOUTH 0°05'20" WEST 2524.06 FEET TO THE QUARTER SECTION LINE; THENCE NORTH 89°52'48" WEST 559.85 FEET TO THE POINT OF BEGINNING.

SITUATE IN SALT LAKE COUNTY, STATE OF UTAH.

32.56 acres

2901 W. 2100 S.

SLC, UT.

PARCEL NO. 14-23-251-010

E4 1975587 PG2 OF3

BK 8922 PG 301

