

**The united states of America, And In The Republic state of Utah**

Joyce Hunter  
1505 East Silvercrest Drive  
Sandy, Utah Republic, usA  
NON-DOMESTIC

**NOTICE OF,**

**CERTIFICATE OF ACCEPTANCE OF DECLARATION OF LAND PATENT.**

**UTAH LAND PATENT #1382, Dated, March 30, 1881. (SEE ATTACHED).**

**KNOW ALL YE MEN BY THESE PRESENT.**

That I, (**Joyce Hunter**), do hereby certify and declares that i am an "Assignee" at law in the LAND PATENT named and numbered above; that I have brought forward said **Land Patent Forever Benefit** (See **HOOPER v. SCHEIMER, 64 U.S. 23 How 235**, in my name as it pertains to the land described below. The character of said land so claimed by the patent, and legally described and referenced under the **Land Patent Number #1381**, Listed above is;

**The Southwest quarter of Section four (4) Township three (3) South of Range one (1) East of Salt Lake Meridian in Utah Territory, containing one hundred and sixty acres. (See Attached )**

That I, (**Joyce Hunter**), domiciled at, 1505 East Silvercrest Drive, Sandy, Utah, Republic, usA, NON-DOMESTIC. Unless otherwise stated, I have individual knowledge of matters contained in this Certification of Acceptance of Declaration of Land Patent. I am fully competent to testify with respect to these matters.

I, (**Joyce Hunter**), am an Assignee at Law and a bona fide subsequent assignee by contract, of certain legally described portion of LAND PATENT under the original, certified **LAND PATENT #1381**, Dated **March 30, 1882**, which is duly authorized to be executed in pursuance of the supremacy of treaty law, citation and Constitutional Mandate, herein referenced, whereupon a duly authenticated true and correct lawful description, together with all hereditament, Tenements, pre-emptive rights appurtenant thereto, the lawful and valuable consideration which is appended hereto, and made a part of this, **NOTICE OF CERTIFICATE OF ACCEPTANCE OF DECLARATION OF LAND PATENT. (SEE ATTACHED)**

13436203  
10/23/2020 10:12 AM \$ - 00  
Book - 11044 Pg - 8615-8625  
RASHELLE HOEBS  
RECORDER, SALT LAKE COUNTY, UTAH

JOYCE HUNTER  
1042 FORT UNION BLVD  
STE #384  
MIDVALE UT 84047  
BY: JLA, DEPUTY - WI 11 P.

No claim is made herein that I have been assigned the entire tract of land as described in the original patent. My assignment of land is inclusive of only the land described herein,

**Beginning at the Southwest corner of Lot 7 Silver Mountain Estates No 1 Located in the Southwest quarter of Section 4, Township 3 South , Range 1 East Salt Lake Base and Meridian and running thence North 18 Deg. East 45.38 feet, thence South 00 Deg. 16'23" West 47.85' feet to the point of beginning. (See; Attached)**

The filing of this NOTICE OF CERTIFICATE OF ACCEPTANCE OF DECLARATION OF LAND PATENT shall not deny or infringe on any right, privilege, or immunity of any other Heir or Assigns as to any other portion of land covered in the above described **Patent Number # 1382**. (SEE ATTACHED).

If this duly certified LAND PATENT is not challenged by a lawfully qualified party having a Lawful claim, Lawful lien, Lawful debt, or other Lawful interest in said land having filed a claim in a court of competent jurisdiction at law within **sixty (60) days** from the date of this posting of this NOTICE, then the above described land shall remain a Allodial Freehold title of the Heir or Assignee. I, **(Joyce Hunter)** claim said Patent, this Land Patent shall be considered henceforth perfected in my name as an Assignee, i, **(Joyce Hunter)** hereby make lawful claim to the **FOREVER BENEFIT** in my name in said land described above, and all future claims by others against this land shall be forever waived!

If a lawfully qualified Sovereign American individual has a Lawful claim to said title and is challenged, the court must be a court of competent original and exclusive jurisdiction is the Common law Supreme Court, or any other court of competent jurisdiction (Article III). Any action against a patent by a corporate state or their Respective statutory, Legislative units (i.e., courts) would be an action at law which is outside the venue and jurisdiction of these Article III Courts. There is no law issue contained herein which may be heard in any of the State or federal courts (Article I/III), nor can any Court of Equity / Admiralty / Military set aside, annul, or change a Land Patent. (See; **Corpus Juris Secundum, volume 73 (b), topic of Public Lands section, on Land Patents.**)

Therefore, said land Patent remains unencumbered, free and clear, and without liens or lawfully attachment of any kind, and is hereby declared to be private land and private property, not subject to any commercial forums (e.g. UCC. *Ect.*) What so ever.

At Common Law if after **Sixty (60) days** is stipulated for any challenges hereto and no lawful challenge is presented or otherwise latches or estoppel shall forever bar the same against said Fee Hold Patent (Allodial) land so described herein; assessment lien theory to the contrary, notwithstanding. Therefore, said Certificate of Acceptance of Declaration of Land Patent if after **(60) days** from date of posting, if no challenges are brought forth and upheld, perfects this Patent (Allodial) Title in the name / names so listed above forever.

### JURISDICTION

THE REPCIPIENT HERETO IS MANDATED by Article VI, Sec. 3 Clause 2, the 9<sup>th</sup> and 10<sup>th</sup> Amendments with reference to the 7<sup>th</sup> Amendment, enforced under Article III, Sec. 3, Clause I, Article 1 Sec.10, Clause 1 of the Constitution for the united states of America.

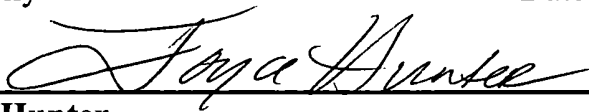
### PERJURY JURAT

Pursuant to Title 28 USC Sec.1746 (1) and executed "without the United States" I, **(Joyce Hunter)** affirm under penalty of perjury under the laws of the united states of America that the foregoing is true and correct to the best of my belief and informed knowledge . And further deponent saith not. I now affix my autograph of the above affirmations with EXPLICIT RESERVATION OF ALL OF MY UNALIENABLE RIGHTS, WITH OUT PREJUDICE to any of those rights pursuant to UCC 1 - 308 and UCC 1- 103.6 .

Respectfully

Dated as of June 13 2019

(X):



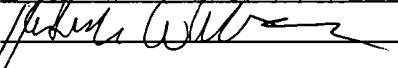
**Joyce Hunter**

Witnessed by

Witnessed by



Danielle Carlston



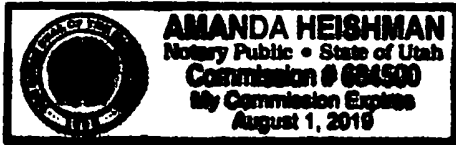
Patricia Newman

Sworn, subscribed, sealed and affirmed to this 13<sup>th</sup> day June, 2019

Notary Public for [State of] UTAH County of Salt Lake

My commission expires 08/01/2019 Amanda Heishman

on this 13<sup>th</sup> day of June 2019



WARRANTY DEED  
Grantor  
1505 East Silvercrest Drive  
Sandy, UT 84093  
MTC File No. 267312

1998  
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WARRANTY DEED

Richard Carlston, GRANTOR(S), for and in consideration of TEN DOLLARS and other good and valuable consideration, hereby CONVEYS and WARRANTS

Joyce Carlston, an unmarried woman

as GRANTEE(S), the following real property located in Salt Lake County, State of Utah, described as:

PARCEL 1:

Lot 7, SILVER MOUNTAIN ESTATES NO. 1, according to the official plat thereof, filed in Book "74" at Page 168 of the official records in the office of the Salt Lake County Recorder.

EXCEPTING THEREFROM Parcel 1 the following: Beginning at the Northeast corner of Lot No. 206, SILVERCREST MESA, NO. 2, located in the Southwest quarter of Section 4, Township 3 South, Range 1 East, Salt Lake Base and Meridian and running thence South 11°41'15" East 48.56 feet; thence South 18°00' West 33.07 feet; thence North 00°16'23" East 79.00 feet to the point of beginning.

PARCEL 2:

Beginning at the Southwest corner of Lot No. 7, SILVER MOUNTAIN ESTATES NO. 1, located in the Southwest quarter of Section 4, Township 3 South, Range 1 East, Salt Lake Base and Meridian and running thence North 72°00' West 14.57 feet; thence North 18°00' East 45.58 feet; thence South 00°16'23" West 47.85 feet to the point of beginning.

Tax Parcel No. 28-04-353-044 & 28-04-353-045

Subject to general property taxes for the current year and thereafter.

Subject to easements, conditions, covenants, restrictions and reservations of record.

FURTHER, the undersigned, Richard Carlston, does hereby acknowledge full satisfaction and release of all the right, title and interest of the undersigned in and to the property described under that certain Divorce Decree filed in the Third, Salt Lake County County, Utah in Case No 164904935

FURTHER, the undersigned, Joyce Carlston, does hereby certify that the certain Notice of Interest filed on September 22, 2017, as Entry No. 12621569, in Book 10601 at Page 1338 is hereby released. Said Notice affected the above described Property, which Property is, by this Instrument, fully released and discharged from the effects of said Notice of Interest and all matters relating to any actions upon which said Notice of Interest may relate.

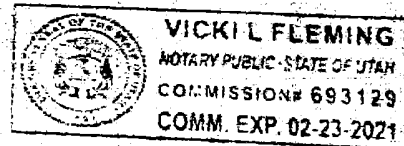
In witness whereof, the signors have executed this instrument this 7<sup>th</sup> day of November, 2018

Richard Carlston  
Richard Carlston

STATE OF UTAH                    )  
  :SS  
COUNTY OF SALT LAKE        )

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of November, 2018, by Richard Carlston.

Vicki L Fleming  
Notary Public



## SUMMARY OF CHAIN OF TITLE

(U.S.PATENT) C. STANCLIFF	TO	J. ANDERSON	1914
J ANDERSON	TO	ST. MARY'S ACADEMY	1921
CLARK BRINTON	TO	ORREN GREENWOOD	1954
ST. MARY'S ACADEMY	TO	SISTERS OF THE CROSS	1956
ORREN GREENWOOD	TO	STEVEN GREENWOOD	1972
STEVEN GREENWOOD	TO	KATHY HALE	1972
KATHY HALE	TO	ROBERT JONES	1974
SISTERS OF HOLY CROSS	TO	E. WILLIAMS	1973
E. WILLIAMS	TO	LEWIS HOME OF UTAH	1974
LEWIS HOME OF UTAH	TO	McGHIE LAND	1974
McGHIE LAND	TO	R. ROLLEY	1974
ROBERT PELLEY	TO	LAND DEVELOPMENT CO.	1975
LAND DEVELOPMENT CO.	TO	MARTIN &K. VANDER VEUR	1975
MARTIN & K. VANDER VEUR	TO	TRANS WEST PROPERITYS	1975
MARTIN & K. VANDER VEUR	TO	CLARE & PHYLLIS WILLIAMS	1984
CLARE &PHYLLIS WILLIAMS	TO	RICHARD CARLSTON	2014
RICHARD CARLSTON	TO	JOYCE CARLSTON aka J. HUNTER	2018

## **NOTICE**

This notice is to inform any person who has lawful claim/standing to view this file and/or who wishes to review the complete file on record may do so by requesting an appointment with,

**Joyce Hunter**  
**1505 Sikvercrest Road**  
**Sandy, Utah**

**Phone No. 801 898 - 6106**

### **NOTICE #1**

I, Joyce Hunter will set the time, date and place for the review of my documents, no exceptions!

### **NOTICE #2**

This notice is to inform any person who has lawful claim/standing to view this file and/or who wishes to review the complete file on record may do so by requesting an appointment with,

**Joyce Hunter**  
**1505 Silvercrest Drive**  
**Sandy, Utah**

**Phone No. 801-898 – 6106**

### **NOTICE #3**

I, Joyce Hunter will set the time, date and place for the review of my documents, no exceptions!

### **NOTICE #4**

I, Joyce Hunter have included our summary of chain of title regarding our land patent.



**NOTICE #5**

This land patent document file has a total of 17 pages.

**NOTICE;**

Failure of any lawful party claiming an interest to bring forward a lawful challenge to this **Certificate of Acceptance of Declaration of Land Patent and the benefit of Original Land Grant/Patent Forever Benefit** , as stipulated herein, will be leached and estoppel to any and all parties claiming an interest forever.

Failure to make a lawful claim, as indicated herein, within sixty (60) calendar days of this notice, will forever bar any claimant from any claim against my/our Allodial Land Patent estate as described herein and will be Final Judgment.

x *Joyce Hunter*  
Joyce Hunter

*June* *JH*  
Dated, ~~April~~ *13* 2019

Application  
There has been deposited in the General Land Office of the United States a Certificate of the Register of the Land Office at Salt Lake City, Utah Territory, whereby it appears that, pursuant to the Act of Congress approved 20th May, 1862, "To secure Homesteads to actual Settlers on the Public Domain," and the acts supplemental thereto, the claim of Cornelius A. Stancliff has been established and duly consummated, in conformity to law, for the Section 28 quarter of Section 34, in Town 14 North, Range 10 East of the 10th Meridian in Utah Territory, containing one hundred and sixty acres.

POOR COPY  
CO. RECORDER

according to the Official Plat of the Survey of said Land, returned to the General Land Office by the Surveyor General.

Now know ye that there is, therefore, granted by the United States unto the said Cornelius A. Stancliff the tract of Land above described. To have and to hold the said tract of Land, with the appurtenances thereof, unto the said Cornelius A. Stancliff and to his heirs and assigns forever, subject to any vested and accrued water rights for mining, agricultural, manufacturing, or other purposes, and rights to ditches and reservoirs used in connection with such water rights as may be recognized and acknowledged by the local customs, laws, and decisions of courts, and also subject to the right of the proprietor of a vein or lode to extract and remove his ore therefrom, should the same be found to penetrate or intersect the premises hereby granted, as provided by law.

In testimony whereof, I, James A. Garfield, PRESIDENT OF THE UNITED STATES OF AMERICA, have caused these letters to be made Patent, and the Seal of the General Land Office to be hereunto affixed.

Given under my hand, at the City of Washington, the thirtieth day of MARCH, in the year of our Lord one thousand eight hundred and eighty one and of the Independence of the United States the thirty second year.



In the President: James A. Garfield



*DocQuery*

Parcel Number • 28-04-353-044-0000

**Active Parcel Number**

Acreage • 0.0100

Address • 1505 E SILVERCREST DR • SANDY • 84093

**Owner(s) of Record**

CARLSTON JOYCE

**Property Description For Taxation Purposes Only**

BEG AT SW COR LOT 7, SILVER MOUNTAIN ESTATES #1, N 72° W 14.57 FT; N 18° E 45.58 FT; S 0°16'23" W 47.85 FT TO BEG 4264-427 5556-16

A handwritten signature in black ink, appearing to be 'SA', is located in the lower right quadrant of the page.