



\*W3031802\*

**COURTESY RECORDING**

This Document is being recorded solely as a courtesy and an accommodation to the parties named herein. METRO NATIONAL TITLE hereby expressly disclaims any responsibility or liability for the accuracy of the content thereof.

This document has been recorded electronically. Please see the attached copy to view the County Recorder's stamp as it now appears in the Public Record.

**When recorded, return to:**

Eleanor Sweet & Jennifer Leather, Co-Trustees  
69 Berens Dr.  
Kentfield, CA 94904

Date: 1/27/2020  
Entry: 3030530  
Submitted by: Metro National Title

Tax Parcel Nos.: 01-003-0010, 01-003-0009

*THIS SPACE FOR RECORDER'S USE ONLY*

**AFFIDAVIT OF HEIRS OF ARTHUR SWEET**

STATE OF CA )  
 ) ss  
COUNTY OF Marin )

E# 3031802 PG 1 OF 42  
Leann H. Kilts, WEBER COUNTY RECORDER  
30-Jan-20 11:28 AM FEE \$40.00 DEP TN  
REC FOR: METRO NATIONAL TITLE  
ELECTRONICALLY RECORDED

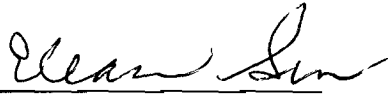
ELEANOR SWEET, JENNIFER LEATHERS, VICTORIA SWEET, DOROTHY COFIELD and PATRICIA WICK, of legal age, being duly sworn, depose and say:

1. That Arthur D. Sweet, Decedent ("Decedent"), died on November 8, 2018, as evidenced by a copy of the Certificate of Death, attached hereto as Exhibit A;
2. That Eleanor Sweet ("Eleanor") is the surviving spouse of the Decedent.
3. That Jennifer Leathers ("Jennifer"), Victoria Sweet ("Victoria"), Dorothy Cofield ("Dorothy") and Patricia Wick ("Patricia") constitute all of the children of the Decedent.
4. Eleanor, as surviving spouse; and thereafter upon her death, Jennifer, Victoria, Dorothy and Patricia, in equal amounts, are the beneficiaries of the Decedent pursuant to the terms of the Sweet Family Trust dated February 9, 1990, as amended ("Trust"). The Trust was initially formed by Eleanor and the Decedent, as Trustees.
5. Eleanor and Jennifer currently serve as Co-Trustees of the Trust. A copy of the Certification of Trust for the Sweet Family Trust is attached hereto as Exhibit B.
6. That, prior to the death of the Decedent, at all times relevant hereto, he and Eleanor served as Trustees of the Trust at the time of death of the Decedent.
7. That the Trust owned the real property located in Weber County, Utah, (the "Property") and described more particularly in Exhibit C attached hereto and incorporated herein.
8. That the Decedent and Eleanor transferred the Property to the Trust, prior to the Decedent's death but that, inadvertently, the conveyance listed just the name of the Trust and not the names of the Decedent and Eleanor as Trustees of the Trust.
9. That the Weber, Utah County Recorder's Office accepted the Deed indicating on only the Trust as owner and recorded such Deed.
10. That the undersigned and each of them sign this Affidavit confirming their heirship and rights under the Trust; and for the purpose of confirming that title to the property should be fully conveyed to Eleanor Sweet and Jennifer Leathers as current Co-Trustees of the Sweet Family Trust, for further conveyance thereby by the Trustees of fund Trust B-2 of the Sweet Family Trust.
11. That the undersigned assume all of the rights and responsibilities under the terms of the Trust, including the right to transfer the Property as set forth herein.

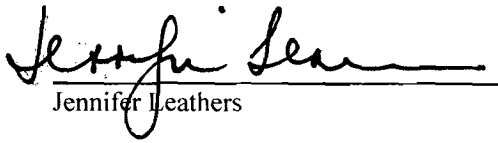
12. That this Affidavit may be executed in counterparts, each when compiled together shall be deemed a fully executed document.

Under penalty of perjury under Utah law the undersigned attest that the statements herein are true and correct.

DATED this 22<sup>ND</sup> day of November 2019



\_\_\_\_\_  
Eleanor Sweet



\_\_\_\_\_  
Jennifer Leathers

\_\_\_\_\_  
Victoria Sweet

\_\_\_\_\_  
Dorothy Cofield

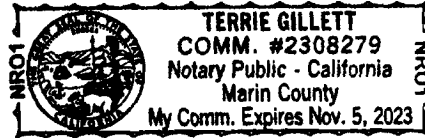
\_\_\_\_\_  
Patricia Wick

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of: California

County of: Marin

Subscribed and sworn to (or affirmed) before me on this 22 day of NOV, 2019 by Jennifer Leathers, Eleanor Sweet, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.



*Terrie Gillett*

Terrie Gillett, Notary Public

SEAL

..... Additional Information .....

DOCUMENT INFORMATION

Document Title: aff Heirs of Arthur Sweet

- Placed under Oath
- Document signed before the Notary

TYPE OF IDENTIFICATION

- Satisfactory Evidence – ID card
- One credible witness acknowledging identity of principal
- Two credible witnesses acknowledging identity of principal

**When recorded, return to:**  
 Eleanor Sweet & Jennifer Leather, Co-Trustees  
 69 Berens Dr.  
 Kentfield, CA 94904

Tax Parcel Nos.: 01-003-0010, 01-003-0009

THIS SPACE FOR RECORDER'S USE ONLY

**AFFIDAVIT OF HEIRS OF ARTHUR SWEET**

STATE OF \_\_\_\_\_ )  
 : ss  
 COUNTY OF \_\_\_\_\_ )

ELEANOR SWEET, JENNIFER LEATHERS, VICTORIA SWEET, DOROTHY COFIELD and  
 PATRICIA WICK, of legal age, being duly sworn, depose and say:

1. That Arthur D. Sweet, Decedent (“Decedent”), died on November 8, 2018, as evidenced by a copy of the Certificate of Death, attached hereto as Exhibit A;
2. That Eleanor Sweet (“Eleanor”) is the surviving spouse of the Decedent.
3. That Jennifer Leathers (“Jennifer”), Victoria Sweet (“Victoria”), Dorothy Cofield (“Dorothy”) and Patricia Wick (“Patricia”) constitute all of the children of the Decedent.
4. Eleanor, as surviving spouse; and thereafter upon her death, Jennifer, Victoria, Dorothy and Patricia, in equal amounts, are the beneficiaries of the Decedent pursuant to the terms of the Sweet Family Trust dated February 9, 1990, as amended (“Trust”). The Trust was initially formed by Eleanor and the Decedent, as Trustees.
5. Eleanor and Jennifer currently serve as Co-Trustees of the Trust. A copy of the Certification of Trust for the Sweet Family Trust is attached hereto as Exhibit B.
6. That, prior to the death of the Decedent, at all times relevant hereto, he and Eleanor served as Trustees of the Trust at the time of death of the Decedent.
7. That the Trust owned the real property located in Weber County, Utah, (the “Property”) and described more particularly in Exhibit C attached hereto and incorporated herein.
8. That the Decedent and Eleanor transferred the Property to the Trust, prior to the Decedent’s death but that, inadvertently, the conveyance listed just the name of the Trust and not the names of the Decedent and Eleanor as Trustees of the Trust.
9. That the Weber, Utah County Recorder’s Office accepted the Deed indicating on only the Trust as owner and recorded such Deed.
10. That the undersigned and each of them sign this Affidavit confirming their heirship and rights under the Trust; and for the purpose of confirming that title to the property should be fully conveyed to Eleanor Sweet and Jennifer Leathers as current Co-Trustees of the Sweet Family Trust, for futher conveyance thereby by the Trustees of fund Trust B-2 of the Sweet Family Trust.
11. That the undersigned assume all of the rights and responsibilities under the terms of the Trust, including the right to transfer the Property as set forth herein.

12. That this Affidavit may be executed in counterparts, each when compiled together shall be deemed a fully executed document.

Under penalty of perjury under Utah law the undersigned attest that the statements herein are true and correct.

DATED this \_\_\_\_\_ day of \_\_\_\_\_.

\_\_\_\_\_  
Eleanor Sweet

\_\_\_\_\_  
Jennifer Leathers

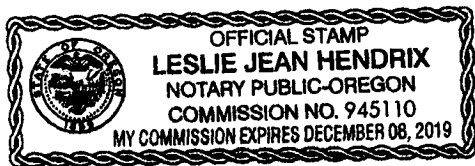
\_\_\_\_\_  
Victoria Sweet

*Dorothy Cofield 11/21/19*  
\_\_\_\_\_  
Dorothy Cofield

\_\_\_\_\_  
Patricia Wick

STATE OF OREGON            )  
  )        ss.  
County of Multnomah        )

The foregoing instrument was acknowledged before me on this 21 day of November, 2019, by Dorothy Cofield.



*Leslie Jean Hendrix*  
\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires: Dec. 08, 2019

When recorded, return to:  
Eleanor Sweet & Jennifer Leather, Co-Trustees  
69 Berens Dr.  
Kentfield, CA 94904

Tax Parcel Nos.: 01-003-0010, 01-003-0009

*THIS SPACE FOR RECORDER'S USE ONLY*

**AFFIDAVIT OF HEIRS OF ARTHUR SWEET**

STATE OF CALIFORNIA        )  
  : ss  
COUNTY OF SAN Mateo

ELEANOR SWEET, JENNIFER LEATHERS, VICTORIA SWEET, DOROTHY COFIELD and PATRICIA WICK, of legal age, being duly sworn, depose and say:

1. That Arthur D. Sweet, Decedent ("Decedent"), died on October 25, 2014, as evidenced by a copy of the Certificate of Death, attached hereto as Exhibit A;
2. That Eleanor Sweet ("Eleanor") is the surviving spouse of the Decedent.
3. That Jennifer Leathers ("Jennifer"), Victoria Sweet ("Victoria"), Dorothy Cofield ("Dorothy") and Patricia Wick ("Patricia") constitute all of the children of the Decedent.
4. Eleanor, as surviving spouse; and thereafter upon her death, Jennifer, Victoria, Dorothy and Patricia, in equal amounts, are the beneficiaries of the Decedent pursuant to the terms of the Sweet Family Trust dated February 9, 1990, as amended ("Trust"). The Trust was initially formed by Eleanor and the Decedent, as Trustees.
5. Eleanor and Jennifer currently serve as Co-Trustees of the Trust. A copy of the Certification of Trust for the Sweet Family Trust is attached hereto as Exhibit B.
6. That, prior to the death of the Decedent, at all times relevant hereto, he and Eleanor served a Trustees of the at the time of death of the Decedent.
7. That the Trust owned the real property located in Weber County, Utah, (the "Property") and described more particularly in Exhibit C attached hereto and incorporated herein.
8. That the Decedent and Eleanor transferred the Property to the Trust, prior to the Decedent's death but that, inadvertently, the conveyance listed just the name of the Trust and not the names of the Decedent and Eleanor as Trustees of the Trust.
9. That the Weber, Utah County Recorder's Office accepted the Deed indicating on only the Trust as owner and recorded such Deed.
10. That the undersigned and each of them sign this Affidavit confirming their heirship and rights under the Trust; and for the purpose of confirming that title to the property should be fully conveyed to Eleanor Sweet and Jennifer Leathers as current Co-Trustees of the Sweet Family Trust, for futher conveyance thereby by the Trustees of fund Trust B-2 of the Sweet Family Trust.
11. That the undersigned assume all of the rights and responsibilities under the terms of the Trust, including the right to transfer the Property as set forth herein.


12. That this Affidavit may be executed in counterparts, each when compiled together shall be deemed a fully executed document.

Under penalty of perjury under Utah law the undersigned attest that the statements herein are true and correct.

DATED this 22 day of November 2019

\_\_\_\_\_  
Eleanor Sweet

\_\_\_\_\_  
Jennifer Leathers

  
\_\_\_\_\_  
Victoria Sweet

\_\_\_\_\_  
Dorothy Cofield

\_\_\_\_\_  
Patricia Wick

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

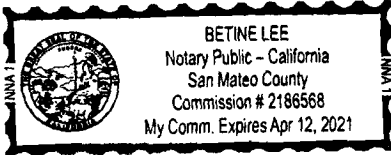
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )
County of San Mateo )
On Nov. 22, 2019 before me, Betine Lee, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Victoria Sweet
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Betine Lee
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Document Date:
Number of Pages: Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name: Signer's Name:
[ ] Corporate Officer - Title(s): [ ] Corporate Officer - Title(s):
[ ] Partner - [ ] Limited [ ] General [ ] Partner - [ ] Limited [ ] General
[ ] Individual [ ] Attorney in Fact [ ] Individual [ ] Attorney in Fact
[ ] Trustee [ ] Guardian or Conservator [ ] Trustee [ ] Guardian or Conservator
[ ] Other: [ ] Other:
Signer Is Representing: Signer Is Representing:



**When recorded, return to:**  
Eleanor Sweet & Jennifer Leather, Co-Trustees  
69 Berens Dr.  
Kentfield, CA 94904

Tax Parcel Nos.: 01-003-0010, 01-003-0009

*THIS SPACE FOR RECORDER'S USE ONLY*

**AFFIDAVIT OF HEIRS OF ARTHUR SWEET**

STATE OF CALIFORNIA )  
COUNTY OF Placer ) ss

ELEANOR SWEET, JENNIFER LEATHERS, VICTORIA SWEET, DOROTHY COFIELD and PATRICIA WICK, of legal age, being duly sworn, depose and say:

1. That Arthur D. Sweet, Decedent ("Decedent"), died on November 8, 2018, as evidenced by a copy of the Certificate of Death, attached hereto as Exhibit A;
2. That Eleanor Sweet ("Eleanor") is the surviving spouse of the Decedent.
3. That Jennifer Leathers ("Jennifer"), Victoria Sweet ("Victoria"), Dorothy Cofield ("Dorothy") and Patricia Wick ("Patricia") constitute all of the children of the Decedent.
4. Eleanor, as surviving spouse; and thereafter upon her death, Jennifer, Victoria, Dorothy and Patricia, in equal amounts, are the beneficiaries of the Decedent pursuant to the terms of the Sweet Family Trust dated February 9, 1990, as amended ("Trust"). The Trust was initially formed by Eleanor and the Decedent, as Trustees.
5. Eleanor and Jennifer currently serve as Co-Trustees of the Trust. A copy of the Certification of Trust for the Sweet Family Trust is attached hereto as Exhibit B.
6. That, prior to the death of the Decedent, at all times relevant hereto, he and Eleanor served as Trustees of the Trust at the time of death of the Decedent.
7. That the Trust owned the real property located in Weber County, Utah, (the "Property") and described more particularly in Exhibit C attached hereto and incorporated herein.
8. That the Decedent and Eleanor transferred the Property to the Trust, prior to the Decedent's death but that, inadvertently, the conveyance listed just the name of the Trust and not the names of the Decedent and Eleanor as Trustees of the Trust.
9. That the Weber, Utah County Recorder's Office accepted the Deed indicating on only the Trust as owner and recorded such Deed.
10. That the undersigned and each of them sign this Affidavit confirming their heirship and rights under the Trust; and for the purpose of confirming that title to the property should be fully conveyed to Eleanor Sweet and Jennifer Leathers as current Co-Trustees of the Sweet Family Trust, for futher conveyance thereby by the Trustees of fund Trust B-2 of the Sweet Family Trust.
11. That the undersigned assume all of the rights and responsibilities under the terms of the Trust, including the right to transfer the Property as set forth herein.

12. That this Affidavit may be executed in counterparts, each when compiled together shall be deemed a fully executed document.

Under penalty of perjury under Utah law the undersigned attest that the statements herein are true and correct.

DATED this 21 day of November.

\_\_\_\_\_  
Eleanor Sweet

\_\_\_\_\_  
Jennifer Leathers

\_\_\_\_\_  
Victoria Sweet

\_\_\_\_\_  
Dorothy Cofield

  
\_\_\_\_\_  
Patricia Wick

11-21-19

\* See notary  
attachment  
Angela M

### ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of Placer

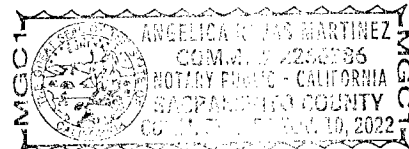
On NOV. 21, 2019 before me, Angelica Rojas Martinez, Notary Public  
(insert name and title of the officer)

personally appeared pat Sweetwick  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Angelica M (Seal)



**EXHIBIT “A”**

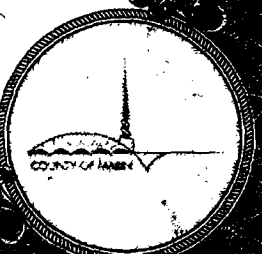
**STATE OF CALIFORNIA**  
**CERTIFICATION OF VITAL RECORD**

**COUNTY OF MARIN**

SAN RAFAEL, CALIFORNIA E# 3031802 PG 13 OF 42

CERTIFICATE OF DEATH 3201821001673

STATE FILE NUMBER		LOCAL REGISTRATION NUMBER	
1 NAME OF DECEDENT - FIRST (Given) <b>ARTHUR</b>		3 LAST (Family) <b>SWEET</b>	
2 MIDDLE <b>DAVID</b>		4 DATE OF BIRTH mm/dd/yyyy <b>09/06/1922</b>	
5 AGE Yrs <b>96</b>		6 SEX <b>M</b>	
9 BIRTH STATE/FOREIGN COUNTRY <b>UTAH</b>		11 EVER IN U.S. ARMED FORCES <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK	
10 SOCIAL SECURITY NUMBER		12 MARITAL STATUS/GRP (at Time of Death) <b>MARRIED</b>	
13 EDUCATION - Highest Level/Degree <b>MASTERS</b>		14/15. WAS DECEDENT HISPANIC/LATINO/A/SPANISH? (if yes, see worksheet on back) <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
16 DECEDENT'S RACE - Up to 3 races may be listed (see worksheet on back) <b>WHITE</b>		17 DATE OF DEATH mm/dd/yyyy <b>11/08/2018</b>	
18 HOURS 04 hours <b>2130</b>		19 YEARS IN OCCUPATION <b>60</b>	
17 USUAL OCCUPATION - Type of work for most of life. DO NOT USE RETIRED <b>CHIEF ADMINISTRATIVE OFFICER</b>		18 KIND OF BUSINESS OR INDUSTRY (e.g., grocery store, road construction, employment agency, etc.) <b>REAL ESTATE INVESTMENT</b>	
20 DECEDENT'S RESIDENCE (Street and number, or location) <b>69 BERENS DRIVE</b>			
21 CITY <b>KENTFIELD</b>		22 STATE/FOREIGN COUNTRY <b>CA</b>	
23 ZIP CODE <b>94904</b>		24 YEARS IN COUNTY <b>4</b>	
25 INFORMANT'S NAME, RELATIONSHIP <b>ELEANOR SWEET, WIFE</b>			
27 INFORMANT'S MAILING ADDRESS (Street and number, or rural route number, city or town, state and zip) <b>69 BERENS DRIVE, KENTFIELD, CA 94904</b>			
28 NAME OF SURVIVING SPOUSE/SRDP - FIRST <b>ELEANOR</b>		29 MIDDLE <b>RUTH</b>	
30 LAST (BIRTH NAME) <b>GLIKBARG</b>		31 NAME OF FATHER/PARENT - FIRST <b>ARTHUR</b>	
32 MIDDLE <b>-</b>		33 LAST <b>SWEET</b>	
34 BIRTH STATE <b>NM</b>		35 NAME OF MOTHER/PARENT - FIRST <b>MARGARET</b>	
36 MIDDLE <b>-</b>		37 LAST (BIRTH NAME) <b>MENDELSON</b>	
38 BIRTH STATE <b>WI</b>		39 DISPOSITION DATE mm/dd/yyyy <b>11/14/2018</b>	
40 PLACE OF FINAL DISPOSITION <b>RESIDENCE OF ELEANOR SWEET 69 BERENS DRIVE, KENTFIELD, CA 94904</b>		41 TYPE OF DISPOSITION(S) <b>CR/RES</b>	
42 SIGNATURE OF EMBALMER <b>NOT EMBALMED</b>		43 LICENSE NUMBER	
44 NAME OF FUNERAL ESTABLISHMENT <b>FERNWOOD</b>		45 LICENSE NUMBER <b>FD1281</b>	
46 SIGNATURE OF LOCAL REGISTRAR <b>MATTHEW WILLIS, MD MPH</b>		47 DATE mm/dd/yyyy <b>11/16/2018</b>	
101. PLACE OF DEATH <b>OWN RESIDENCE</b>		102 IF HOSPITAL, SPECIFY ONE <input type="checkbox"/> IP <input type="checkbox"/> ER/ICU <input type="checkbox"/> ORA <input type="checkbox"/> HOSPITAL	
103 IF OTHER THAN HOSPITAL, SPECIFY ONE <input checked="" type="checkbox"/> Nursing Home/LTC <input type="checkbox"/> Decedent's Home <input type="checkbox"/> Other		104 CITY <b>KENTFIELD</b>	
105 COUNTY <b>MARIN</b>		106 FACILITY ADDRESS OR LOCATION WHERE FOUND (Street and number, or location) <b>69 BERENS DRIVE</b>	
107 CAUSE OF DEATH Enter the chain of events - diseases, injuries, or complications - that directly caused death. DO NOT enter terminal events such as cardiac arrest, respiratory arrest, or ventricular fibrillation without showing the etiology. DO NOT ABBREVIATE. <b>PNEUMONIA</b>		Time Interval Between Onset and Death <b>48 HRS</b>	
108 DEATH REPORTED TO CORONER? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		109 BIRTH STATE <b>YRS</b>	
110 BOPSY PERFORMED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		111 AUTOPSY PERFORMED? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
112 USED IN DETERMINING CAUSE? <input type="checkbox"/> YES <input type="checkbox"/> NO		113. WAS OPERATION PERFORMED FOR ANY CONDITION IN ITEM 107 OR 112? (if yes, list type of operation and date.) <b>NONE</b>	
114. I CERTIFY THAT TO THE BEST OF MY KNOWLEDGE (LHA) OCCURRED AT THE HOUR, DATE, AND PLACE STATED FROM THE CALIBER STATE. Decedent Attended Since: _____ Occurred Last Seen At: _____		115 SIGNATURE AND TITLE OF CERTIFIER <b>RUTH RUBIN M.D.</b>	
116 TYPE ATTENDING PHYSICIAN'S NAME, MAILING ADDRESS, ZIP CODE <b>RUTH RUBIN M.D. 21 TAMAL VISTA BLVD STE 100, CORTE MADERA, CA 94925</b>		117 LICENSE NUMBER <b>G55162</b>	
118 DATE <b>03/10/2016</b>		119 DATE <b>11/08/2018</b>	
118.1 I CERTIFY THAT IN MY OPINION DEATH OCCURRED AT THE HOUR, DATE, AND PLACE STATED FROM THE CALIBER STATE. MANNER OF DEATH <input type="checkbox"/> Natural <input type="checkbox"/> Accidents <input type="checkbox"/> Homicide <input type="checkbox"/> Suicide <input type="checkbox"/> Pending Investigation <input type="checkbox"/> Could not be determined		118.2 INJURED AT WORK? <input type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK	
118.3 PLACE OF INJURY (e.g., home, construction site, wooded area, etc.)		121 INJURY DATE mm/dd/yyyy 122 HOUR 04 hours	
124. DESCRIBE HOW INJURY OCCURRED (Events which resulted in injury)			
125 LOCATION OF INJURY (Street and number, or location, and city, and zip)			
126 SIGNATURE OF CORONER / DEPUTY CORONER		127. DATE mm/dd/yyyy	
128 TYPE NAME, TITLE OF CORONER / DEPUTY CORONER		129	
STATE REGISTRAR	A	B	C
	D	E	
FAX AUTH.#		CENSUS TRACT	



**CERTIFIED COPY OF VITAL RECORD**  
**STATE OF CALIFORNIA, COUNTY OF MARIN**

This is a true and exact reproduction of the document officially registered and placed on file in the vital record section, Marin County Public Health Department.

**11 / 13 / 2018**

DATE ISSUED



*Matthew Willis*  
**MATTHEW WILLIS, MD, MPH**  
 COUNTY HEALTH OFFICER

This copy is not valid unless prepared on an engraved border, displaying the date, seal and signature of the County Health Officer.

**ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE**

CAMARIN-01

**EXHIBIT "B"**

**RECORDING REQUESTED BY**

**Stern & Goldberg**

**AND WHEN RECORDED MAIL TO:**

**Stern & Goldberg  
Ellis Stern, Esq.  
6345 Balboa Blvd., Ste. 200  
Encino, CA 91316-1517**

---

**CERTIFICATION OF TRUST**

We, the undersigned, hereby certify and declare:

1. The name of the Trust to which this certification applies is The Sweet Family Trust, dated February 9, 1990 as amended by the First Amendment thereto and Restatement thereof dated February 12, 2002; the Second Amendment thereto dated February 24, 2012; and Third Amendment thereto dated December 1, 2018 and the subtrusts A and B-2 created thereunder (collectively the "Trust").

2. The Trust was created on February 9, 1990 by Arthur D. Sweet and Eleanor Sweet, as Trustors and Trustees.

3. Arthur D. Sweet died on November 8, 2018. A certified copy of the Certificate of Death of Arthur D. Sweet is attached hereto as Exhibit "A".

4. The Taxpayer Identification Number for the Administrative Trust created by reason of the death of Arthur D. Sweet is 82-6631456.

5. Pursuant to the provisions of Article XVI of the Trust, upon the death of Arthur D. Sweet, Eleanor Sweet is appointed as sole Trustee. Eleanor Sweet has appointed Jennifer Leathers to currently serve as Co-Trustee with Eleanor Sweet of the Trust and subtrusts A and B-2 created thereunder. Attached, as Exhibit "B", is a copy of the Appointment of Jennifer Leathers as

Co-Trustee and her Acceptance as Co-Trustee.

6. Either Co-Trustee, acting alone, shall have the power and authority to obligate the Trust. Only one Co-Trustee's signature is required.

7. Trust A remains a revocable Trust, with Eleanor Sweet having the right to amend or revoke. The Taxpayer identification number of Trust A is the social security number of Eleanor Sweet.

8. Trust B-2 is an irrevocable Trust. The Taxpayer identification number of Trust B-2 is 86-6405566.

9. Copies of the facing page, powers of Trustee pages, Successor Trustee page and signature page of the Trust, are set forth in Exhibit "C" attached hereto.

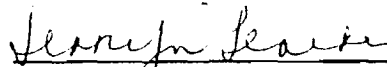
10. The Trust created thereunder has not been revoked, modified, or amended in any manner that would cause the representations contained in this certification of trust to be incorrect.

11. This Certification is being signed below by the currently serving Co-Trustees of the Trust.

Dated: 7/23, 2019



Eleanor Sweet



Jennifer Leathers



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1169

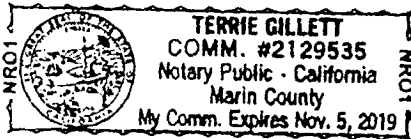
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )
County of Marin )
On JUL 23 2019 before me, Terrie Gillett, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Eleanor Sweet, Jennifer Leathers
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature]
Signature of Notary Public
Terrie Gillett, Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Cert Trustee Document Date: JUL 23 2019
Number of Pages: 2 Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name:
[ ] Corporate Officer - Title(s):
[ ] Partner - [ ] Limited [ ] General
[ ] Individual [ ] Attorney in Fact
[ ] Trustee [ ] Guardian or Conservator
[ ] Other:
Signer Is Representing:

Signer's Name:
[ ] Corporate Officer - Title(s):
[ ] Partner - [ ] Limited [ ] General
[ ] Individual [ ] Attorney in Fact
[ ] Trustee [ ] Guardian or Conservator
[ ] Other:
Signer Is Representing:

**EXHIBIT "A"**

# STATE OF CALIFORNIA

## CERTIFICATION OF VITAL RECORD

# COUNTY OF MARIN

SAN RAFAEL, CALIFORNIA      E# 3031802    PG 19 OF 42

CERTIFICATE OF DEATH      3201821001673

STATE FILE NUMBER		STATE OF CALIFORNIA USE BLACK INK ONLY. NO ERASURES OR ALTERATIONS 15 (REV. 3/07)		LOCAL REGISTRATION NUMBER	
1 NAME OF DECEDENT - FIRST IS ONLY <b>ARTHUR</b>		2 MIDDLE <b>DAVID</b>		3 LAST (BIRTH) <b>SWEET</b>	
4 DATE OF BIRTH (month/day/yr) <b>09/06/1922</b>		5 AGE Yrs <b>96</b>		6 SEX <b>M</b>	
9 BIRTH STATE/FOREIGN COUNTRY <b>UTAH</b>		10 SOCIAL SECURITY NUMBER [REDACTED]		11 EVER IN U.S. ARMED FORCES? <input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK	
12 MARRIAGE STATUS (SPOUSE, IN CARE OF SPOUSE) <b>MARRIED</b>		7 DATE OF DEATH (month/day/yr) <b>11/08/2018</b>		8 HOUR (24 hours) <b>2130</b>	
13 EDUCATION - Highest Level/Degree (see worksheet on back) <b>MASTER'S</b>		14 DECEDENT'S RACE - UIC (U.S. races may be listed; see worksheet on back) <input checked="" type="checkbox"/> WHITE		16 DECEDENT'S RACE - UIC (U.S. races may be listed; see worksheet on back)	
17 USUAL OCCUPATION - Type of work for most of the 12 MONTHS PREVIOUS TO DEATH <b>CHIEF ADMINISTRATIVE OFFICER</b>		18 KIND OF BUSINESS OR INDUSTRY (e.g., grocery store, retail construction, employment agency, etc.) <b>REAL ESTATE INVESTMENT</b>		19 YEARS IN OCCUPATION <b>60</b>	
20 DECEDENT'S RESIDENCE (Street and number, or location) <b>69 BERENS DRIVE</b>					
21 CITY <b>KENTFIELD</b>		22 COUNTY/PROVINCE <b>MARIN</b>		23 ZIP CODE <b>94904</b>	
24 YEARS IN COUNTY <b>4</b>		25 STATE/FOREIGN COUNTRY <b>CA</b>			
26 INFORMANT'S NAME, RELATIONSHIP <b>ELEANOR SWEET, WIFE</b>			27 INFORMANT'S MAILING ADDRESS (Street and number, or rural route, or P.O. box, state and zip) <b>69 BERENS DRIVE, KENTFIELD, CA 94904</b>		
28 NAME OF SURVIVING SPOUSE(S) (SPOUSE) <b>ELEANOR</b>		29 MIDDLE <b>RUTH</b>		30 LAST (BIRTH NAME) <b>GLIKBARG</b>	
31 NAME OF FATHER/PARENT - FIRST <b>ARTHUR</b>		32 MIDDLE <b>SWEET</b>		34 BIRTH STATE <b>NM</b>	
33 NAME OF MOTHER/PARENT - FIRST <b>MARGARET</b>		36 MIDDLE <b>MENDELSON</b>		38 BIRTH STATE <b>WI</b>	
30 DISPOSITION DATE (month/day/yr) <b>11/14/2018</b>		40 PLACE OF FINAL DISPOSITION: RESIDENCE OF ELEANOR SWEET <b>69 BERENS DRIVE, KENTFIELD, CA 94904</b>			
41 TYPE OF DISPOSITION(S) <b>CR/RES</b>		42 SIGNATURE OF EMBALMER <b>NOT EMBALMED</b>		43 LICENSE NUMBER	
44 NAME OF FUNERAL ESTABLISHMENT <b>FERNWOOD</b>		45 LICENSE NUMBER <b>FD1281</b>		47 DATE (month/day/yr) <b>11/16/2018</b>	
46 SIGNATURE OF LOCAL REGISTRAR <b>MATTHEW WILLIS, MD MPH</b>		48 DATE (month/day/yr) <b>11/16/2018</b>			
101 PLACE OF DEATH <b>OWN RESIDENCE</b>		102 IF HOSPITAL, SPECIFY ONE <input type="checkbox"/> P <input type="checkbox"/> EPSON <input type="checkbox"/> DCA <input type="checkbox"/> RESUR <input type="checkbox"/> HARKS <input checked="" type="checkbox"/> OTHER		103 IF OTHER THAN HOSPITAL, SPECIFY ONE <input type="checkbox"/> Decedent's Home <input type="checkbox"/> Other	
104 COUNTY <b>MARIN</b>		105 FACILITY ADDRESS OR LOCATION WHERE FUNERAL SERVICE WAS HELD (Street and number, or location) <b>69 BERENS DRIVE</b>		106 CITY <b>KENTFIELD</b>	
107 CAUSE OF DEATH <b>A PNEUMONIA</b>		108 IMMEDIATE CAUSE OF DEATH (Enter the cause of events, diseases, or cause of complications that directly caused death. Do NOT enter the mode or mode of death, as to date of onset, respiratory system, or other, or the manner of death, without showing the etiology. DO NOT abbreviate.) <b>DEMENTIA NON SPECIFIED TYPE</b>		109 DEATH REPORTED TO CORONER? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	
110 OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH BUT NOT RESULTING IN THE UNDERLYING CAUSE GIVEN IN 107 <b>AORTIC STENOSIS, ATRIAL FLUTTER, CHRONIC KIDNEY DISEASE</b>		111 WAS OPERATION PERFORMED FOR ANY CONDITION LISTED IN 107 OR 110? (YES, NO, or type of operation and date) <b>NONE</b>		112 IF FEASIBLE, PRESENT IN PREVIOUS YEAR? <input type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK	
113 SIGNATURE AND TITLE OF CERTIFIER <b>RUTH RUBIN M.D.</b>		114 LICENSE NUMBER <b>G55162</b>		115 DATE (month/day/yr) <b>11/16/2018</b>	
116 TYPE ATTENDING PHYSICIAN'S NAME, MAILING ADDRESS, ZIP CODE <b>RUTH RUBIN M.D., 21 TAMAL VISTA BLVD STE 100, CORTE MADERA, CA 94925</b>		117 SIGNATURE OF CORNER/DEPUTY CORNER			
118 DATE (month/day/yr) <b>03/10/2016</b>		119 TYPE OF DEATH <input type="checkbox"/> Natural <input type="checkbox"/> Accidents <input type="checkbox"/> Homicide <input type="checkbox"/> Suicidal <input type="checkbox"/> Sudden <input type="checkbox"/> Pending Investigation <input type="checkbox"/> Cause Not Determined <input type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK		120 INQUIRED AT WORK? <input type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> UNK	
121 PLACE OF INJURY (e.g., home, construction site, wooded area, etc.)		122 HOUR (24 hours)		123 SIGNATURE OF CORNER/DEPUTY CORNER	
124 DESCRIBE HOW INJURY OCCURRED (Events which resulted in injury)		125 DATE (month/day/yr)		126 TYPE NAME, TITLE OF CORNER/DEPUTY CORNER	
127 LOCATION OF INJURY (Street and number, or location, and city and zip)		128 DATE (month/day/yr)		129 TYPE NAME, TITLE OF CORNER/DEPUTY CORNER	
130 SIGNATURE OF CORNER/DEPUTY CORNER		131 DATE (month/day/yr)		132 TYPE NAME, TITLE OF CORNER/DEPUTY CORNER	
STATE REGISTRAR		FAX AUTH.#		CENSUS TRACT	

**CERTIFIED COPY OF VITAL RECORD**  
STATE OF CALIFORNIA, COUNTY OF MARIN



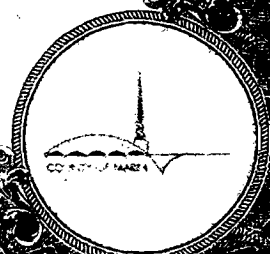
This is a true and exact reproduction of the document officially registered and placed on file in the vital record section, Marin County Public Health Department.

DATE ISSUED      11/17/2018

*Matthew Willis*  
MATTHEW WILLIS, MD, MPH  
COUNTY HEALTH OFFICER

This copy is not valid unless prepared on an engraved border, displaying the date, seal and signature of the County Health Officer

ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE




CAMARIN-01

**EXHIBIT "B"**

**APPOINTMENT OF CO-TRUSTEE**

The undersigned, being the surviving Trustor and current Trustee of The Sweet Family Trust, a Trust created by Arthur D. Sweet and Eleanor Sweet, dated February 9, 1990, as amended by the First Amendment thereto and Restatement thereof dated February 24, 2012; and the Second amendment thereto dated February 24, 2012; and the Third Amendment thereto dated December 1, 2018 (collectively the "Trust") concurrent with the execution of this document, hereby appoints Jennifer Leathers, the next designated successor Trustee, to serve as Co-Trustee with the undersigned of the Trust and the subtrusts A and B-2 created thereunder effective on the date hereof.

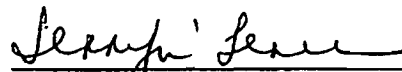
Dated: 7/23/19

  
\_\_\_\_\_  
Eleanor Sweet

**ACCEPTANCE OF APPOINTMENT AS CO-TRUSTEE**

The undersigned hereby accepts my appointment as Co-Trustee to serve with Eleanor Sweet as Co-Trustee of The Sweet Family Trust dated February 9, 1990, as amended, effective on the date hereof.

Dated: 7/23/19

  
\_\_\_\_\_  
Jennifer Leathers

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1169**

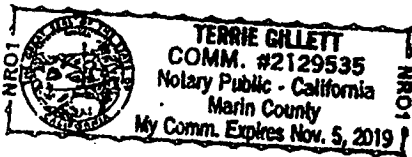
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )  
County of Marin )  
On JUL 23 2019 before me, Terrie Gillett, Notary Public  
Date Here Insert Name and Title of the Officer  
personally appeared Eleanor Sweet, Jennifer Leathers  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Terrie Gillett  
Signature of Notary Public  
Terrie Gillett, Notary Public

Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: Appoint CoTrustee Document Date: JUL 23 2019  
Number of Pages: 1 Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_  
 Corporate Officer -- Title(s): \_\_\_\_\_  
 Partner --  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_  
 Corporate Officer -- Title(s): \_\_\_\_\_  
 Partner --  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_

**EXHIBIT “C”**

## Living Trust

## DECLARATION OF TRUST

SWEET FAMILY TRUST

ARTHUR D. SWEET AND ELEANOR SWEET

ARTHUR D. SWEET and ELEANOR SWEET (hereinafter referred to collectively as the "Trustee" in their capacity as such) hereby declare that ARTHUR D. SWEET and ELEANOR SWEET, husband and wife, have, respectively, delivered to the Trustee, without consideration moving from the Trustee, all of Trustors' right, title and interest in and to the property described in the schedules attached hereto. The property set forth in Schedule A has been derived from the separate property of ARTHUR D. SWEET and shall comprise the Arthur D. Sweet Trust. The property set forth in Schedule B has been derived from the separate property of ELEANOR SWEET, and shall comprise the Eleanor Sweet Trust. The property set forth in Schedule C has been derived from the community property of the Trustors, and shall comprise the Sweet Community Property Trust (referred to herein simply as the "Community Property Trust"), and said community property shall continue to retain its character as community property during the joint lifetime of Trustors notwithstanding the transfer to this trust. Such respective trusts, and the respective assets thereof, shall be kept separately identifiable.

The assets of each trust, respectively, shall constitute the trust estate of such trust, and shall be held, managed and distributed as hereinafter provided.



hereinabove, with the knowledge that the primary purpose of Trust B is to provide for the support and maintenance of the surviving Trustor and all other beneficiaries shall be subordinate thereto.

## IX

### Powers of the Trustees

The Trustees shall have, with respect to any and all property, whether real or personal, which may at any time be held hereunder, whether constituting principal or accumulated income, the following rights and powers, which may be exercised in the Trustee's discretion at any time and from time during the continuance of any trust hereunder and until actual distribution of all property.

1. To hold and retain, without liability for such retention and without regard to diversification, any and all property (including stock of the Trustee) coming into their possession hereunder, whether or not of the character permitted by law for the investment of trust funds, and to operate any property or business received in trust for so long as they may deem advisable;

2. To vote, and to give proxies to vote, any securities (including stock of the Trustee) having voting rights, to pay any assessment levied upon stock and to

exercise any right or option of subscription, conversion or otherwise which may at any time attach, belong or be given to the holders of any stocks, bonds, securities or other instruments in the nature thereof forming part of the trust estate;

3. To join in any plan of lease, mortgage, consolidation, combination, reorganization, dissolution, foreclosure, change of capitalization or other change of structure of any corporation, trust or organization, or the property or assets thereof; to deposit bonds, stocks or other securities held by them with any protective or similar committee, and to take and hold any securities issued in connection therewith and to pay any assessments thereunder;

4. To enforce any mortgage or deed of trust or pledge held hereunder and to purchase at any sale thereunder any property subject thereto;

5. To purchase securities or other property from and to make loans and advancements, secured or unsecured, to the Executor or other representative of the Trustor's estate;

6. To manage, control, sell at public or private sale for cash or on credit, either with or without notice, to convey, exchange, partition, divide, subdivide, mortgage, pledge, improve and repair; to grant options; to lease for terms within or extending beyond the duration of any trust,

for any purpose, including exploration for and removal of gas or oil, and to enter into any covenants or agreements relating to property so leased or any improvements which may then or thereafter be erected thereon;

7. To compromise, submit to arbitration, release with or without consideration or otherwise adjust claims in favor of or against any trust; to institute, compromise and defend actions and proceedings;

8. To carry such insurance as they may deem advisable as an expense of the trust; to pay premiums and other assessments on any life insurance contract which may at any time be held hereunder;

9. To invest and reinvest any property held hereunder, including accumulated income, in such amounts and in such property, real or personal, including, but not by way of limitation, any common trust fund maintained by any bank licensed to do business in the State of California, as the Trustee shall deem fit and proper, without being restricted by any statutory limitations on investments by trustees now in effect or subsequently imposed;

10. To borrow money from any person, firm or corporation, including the Trustee hereunder, for any trust purpose, upon terms and conditions as the Trustees may deem proper, and to obligate the trust for repayment; to encumber

any of the trust property by mortgage, deed of trust, pledge or otherwise;

11. The determination of all matters with respect to what is principal and income of the trust estate and the apportionment and allocation of receipts and expenses between these accounts shall be governed by the provisions of the California Revised Uniform Principal and Income Act from time to time existing. Any such matter not provided for either in this instrument or in the California Revised Uniform Principal and Income Act shall be determined by the Trustee in the Trustee's discretion;

12. To hold any property in their names as Trustees, or in their own names, or in the name of the nominee, or unregistered in such condition that title shall pass by delivery;

13. Upon any division or partial or final distribution of any trust hereunder, to partition or distribute the same in kind or in money or partly in each, at values determined by them, unless otherwise herein specifically directed, and in any case in which division or partition of property into shares or parts is required, to allot specific securities or other property, real or personal, or any undivided interest therein, to any such share or part, and to sell such property as they shall deem

advisable to make such distribution or division;

14. To employ counsel and corporate or other agents and to pay them a reasonable compensation; to act on advice of counsel and incur no liability for any action taken or refrained from pursuant to such advice;

15. To consolidate, for purposes of administration and investment, the property of the several trusts hereby created and to allocate undivided interests in such consolidated fund to the several trusts, provided, however, that such consolidation shall not destroy the separate identity of such trusts;

16. To do all such acts, take all such proceedings, and exercise all such rights and privileges, although neither specifically hereinbefore mentioned nor conferred upon them by law, with relation to such property as if the absolute owners thereof and in connection therewith to enter into any covenants or agreements binding the trust estate;

17. To act hereunder through an agent or attorneys-in-fact, by and under power of attorney duly executed by the trustee, in carrying out of any of the powers and duties herein authorized;

18. To engage in business with the property of the trust as sole proprietor, or as a general or limited partner,

with all of the powers customarily exercised by an individual so engaged in business, and to hold an undivided interest in any property as tenant in common or as a tenant in partnership;

19. After the death of one of the Trustors to sell on behalf of Trust A and to purchase on behalf of Trust B at its then fair market value, any property which becomes an asset of Trust A. Said purchase may be made under a "private" or "non-commercial" annuity arrangement, but upon the terms and conditions which a life insurance company selling annuities would enter into, except that Trust A would be transferring property rather than cash as the purchase price of the private or non-commercial annuity;

20. Any Trustee hereunder may singly or jointly open and maintain a checking account, savings account, or safety deposit box with any bank or other financial institution. In the case of safety deposit boxes, either Trustee is hereby empowered to enter the box alone, and the signature of only one Trustee shall be required for such entry;

21. To purchase at their discretion at less than par obligations of the United States of America that are redeemable at par in payment of any federal estate tax liability of either Trustor in such amounts as the Trustees

deem advisable, and for that purpose the Trustees may partition a portion of the community property of the trust estate and make such purchases from either or both portions. The Trustees shall exercise their discretion and purchase such obligations if the Trustees have reason to believe that either Trustor is in substantial danger of death, and may borrow funds and give security for that purpose. The Trustees shall resolve any doubt concerning the desirability of making the purchase and its amount in favor of making the purchase and in purchasing a larger, even though somewhat excessive, amount. The Trustees shall not be liable to either Trustor, any heir or either Trustor, or any beneficiary of this trust for losses resulting from purchases made in good faith. The Trustees are directed to redeem any such obligations that are part of trust corpus to the fullest extent possible in payment of federal estate tax liability of either Trustor;

22. The Trustees may freely act under or any of the powers herein granted to them in all matters concerning the trust estate, after forming their judgment based upon all of the circumstances of any particular situation as to the wisest and best course to pursue in the interest of the trust and the beneficiaries hereunder, without the necessity of obtaining the consent or approval of any court, and

notwithstanding that they may be acting in their individual capacities, or as Trustees of other trusts, or as agents for other persons or interested in connection with the same matters as agents, shareholders, directors or otherwise, provided, however, that they shall exercise such powers at all times in a fiduciary capacity primarily in the interests of the beneficiaries hereunder;

23. The powers herein granted to the Trustees may be exercised in whole or in part, from time to time, and shall be deemed to be supplementary to and not exclusive of the general powers of trustees pursuant to law, and shall include all powers necessary to carry the same into effect;

24. Provided only that they shall have attempted in good faith to comply with the written directions received by them from the Trustor(s), the Trustees shall not be responsible or liable in any way for any action taken with respect to any investment of the trust estate, or for any loss or depreciation resulting from the purchase, retention, sale, exchange, lease or alteration of any investment, or from any want of diversification of investments of the trust estate, and shall have no duty to advise anyone with respect to the desirability of any such action. Further, the Trustees shall not be liable for any mistake or error of judgment in the administration of the trust property



resulting in a loss to the trust by reason of investment or otherwise save only for willful misconduct or fraud;

25. The Trustees shall have no more extensive power over any community property transferred to this trust than either the husband or the wife would have under California Civil Code Sections 5125 and 5127 had this trust not been created, and this instrument shall be so interpreted to achieve this intention;

26. To the extent that any of the Powers of the Trustees, as hereinabove enumerated, are deemed to grant to the Trustee of Trust A or Trust B-1 the power to hold and retain non-income producing property in Trust A or Trust B-1, the Trustee of Trust A or Trust B-1 must convert such non-income producing property within a reasonable time after the Trustee's receipt of written notice to do so by the Surviving Trustor;

27. The Trustee shall undertake his powers and duties, as hereinabove enumerated, by utilizing the degree of judgment and care in the exercise of the power of which a prudent man would use if he were the owner of the trust assets; and

28. The Trustors intend that Trust B-1 qualify for the marital deduction under Internal Revenue Code section 2056(b)(7) provided the Executor or surviving Trustor chooses

to make such required election or so treat Trust B-1. In no event shall the Trustee take any action or have any power that will impair the marital deduction for Trust B-1, and all provisions regarding Trust B-1 shall be interpreted to conform to this primary objective.

X

Spendthrift Clause

The interest of the beneficiaries in principal or income shall not be subject to claims of creditors or others, nor to legal process, and may not be voluntarily or involuntarily alienated or encumbered.

If the creditor or any beneficiary entitled to any distributions from a trust established hereunder shall attempt by any means (including, but not limited to, attachment or garnishment) to subject to the satisfaction of the claim of such creditor or claimant such beneficiary's interest in said distribution, then, notwithstanding any other provision herein, until the release of the writ of attachment or garnishment or other process, the distribution set aside for such beneficiary shall be disposed of as follows:

(1) The Trustee shall pay to or apply for the benefit of such beneficiary such sums as the Trustee shall determine

after receipt of the Trustee's account, the account shall be final and conclusive in respect to transactions disclosed in the account as to all beneficiaries of the trust, including unborn and unascertained beneficiaries. After settlement of the account by agreement of the parties objecting to it, or by expiration of the ninety-day period, the Trustee shall no longer be liable to any beneficiary of the trust, including unborn and unascertained beneficiaries, in respect to transactions disclosed in the account, except of the Trustee's intentional wrongdoing or fraud.

## XV

Discretion

Where under this agreement the Trustees are granted discretion, their discretion shall be sole and absolute, and any action taken or refrained from by them in good faith shall be binding and conclusive upon all persons and corporations interested therein.

## XVI

Resignation of Trustee and  
Joint or Successor Trustees

The Trustee or Trustees may at any time resign from any trust hereby created by depositing in the United States mail,

postage prepaid, by registered mail, a notice of such resignation, addressed to the persons or person then entitled to receive payment hereunder at the addresses of such person or persons last known to the Trustee(s) and to the Trustor(s), if living, at the address of such Trustor(s) last known to the Trustee(s) and such resignation shall take effect at the expiration of sixty (60) days from the date of mailing such notice.

Each successor Trustee shall have the same duties and powers as are assumed and conferred in this Declaration of Trust upon the original Trustees. Whenever in this Declaration of Trust reference is made to the Trustee, such reference shall be deemed to include not only the Trustees expressly herein named, but also any and all successors at any time qualified and acting hereunder, and all rights and powers given in this Declaration of Trust to the Trustees shall be vested in the successor Trustee(s).

The successor Trustees are appointed as follows: In the event that Arthur D. Sweet or Eleanor Sweet is unable, unwilling, or for any reason does not serve as Trustee, the other shall serve as sole Trustee. The last serving Trustee between Arthur D. Sweet and Eleanor Sweet shall have the power to appoint a successor Trustee or Trustees to so serve upon the unavailability of both Arthur D. Sweet and Eleanor

Sweet. In the event both Arthur D. Sweet and Eleanor Sweet are unable, unwilling, or for any reason do not serve as Trustee without a successor Trustee so appointed by them, then Scott Hartman shall serve as Trustee. Any Trustee so serving without a successor Trustee so nominated, may nominate and appoint a successor Trustee to serve upon the unavailability of the then serving Trustee.

#### XVII

##### Fee Clause

The individuals named Trustee shall be entitled to reasonable compensation for their ordinary services hereunder, for any extraordinary services performed by them and for all their services in connection with the termination or revocation of the trust in whole or in part. Said fee for ordinary services shall be comparable to that fee customarily charged by a corporate trustee for trusts of similar size and complexity administered in Los Angeles County, California. However, in no event shall said Trustees' annual fee for ordinary services be greater than one percent (1%) of the fair market value of Trust principal, computed for the corresponding year in which the Trustees' fee is requested.

**THIRD AMENDMENT**

**TO**

**SWEET FAMILY TRUST**

The Declaration of Trust, between Arthur D. Sweet and Eleanor Sweet as Trustors and Trustees, dated February 9, 1990, as amended by the First Amendment thereto and Restatement thereof dated February 12, 2002; and the Second Amendment thereto dated February 24, 2012 (hereinafter referred to as the "Trust") is hereby further amended pursuant to the authority contained in Article II of the Trust as follows:

1. Article XVI, third paragraph, of the Trust is amended by deleting the name: "Scott Hartman" and substituting in lieu thereof the name: "Jennifer Sweet Leathers"

IN WITNESS WHEREOF, the Trustors and Trustees have executed this Third Amendment to the Sweet Family Trust the day, month and year set forth below:

Dated: the 1<sup>st</sup> day of December, 2018.

**TRUSTEES:**

**TRUSTORS:**

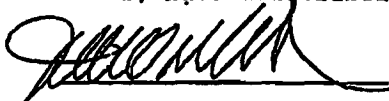
\_\_\_\_\_  
**ARTHUR D. SWEET**

\_\_\_\_\_  
**ARTHUR D. SWEET**

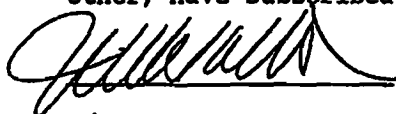
  
**ELEANOR SWEET**

  
**ELEANOR SWEET**

The foregoing instrument, consisting of thirty-five (35) pages, including the page(s) signed by us as witnesses, was at the date thereof, by the said ARTHUR D. SWEET, signed and declared by him to be an Declaration of Trust made voluntarily by him, in the presence of us, who, at his request and in his presence and in the presence of each other, have subscribed our names as witnesses thereto.

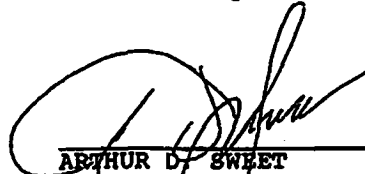

 residing at 2628 MISSION STREET  
SAN MARINO, CA 91108  
✓ Deanna L. Sweeney residing at 350 East California #102  
Pasadena, California 91106  
\_\_\_\_\_ residing at \_\_\_\_\_

The foregoing instrument, consisting of thirty-five (35) pages, including the page(s) signed by us as witnesses, was at the date thereof, by the said ELEANOR SWEET, signed and declared by her to be an Declaration of Trust made voluntarily by her, in the presence of us, who, at her request and in her presence and in the presence of each other, have subscribed our names as witnesses thereto.


 residing at 2628 MISSION STREET  
SAN MARINO, CA 91108  
Deanna L. Sweeney residing at 350 East California #102  
Pasadena, California 91106  
\_\_\_\_\_ residing at \_\_\_\_\_

We hereby certify that we have read the foregoing Declaration of Trust, and that it correctly states the terms and conditions under which the trust estate is to be held, managed and disposed of by the Trustee. We approve the Declaration of Trust in al particulars, and request the Trustee to execute it.

Dated: February 9, 1990

  
ARTHUR D. SWEET  
  
ELEANOR SWEET

Approved:

J. GRANNIS MONKMAN, INC.  
  
J. GRANNIS MONKMAN, ESQ.  
Attorneys for Trustors

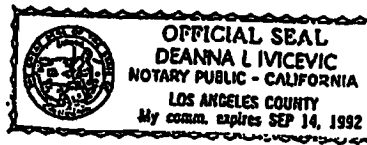
Post-It® Fax Note	7671	Date	6/8/00	# of pages	1
To	Paul Pflueger	From	Maricl		
Co./Dept.		Co.			
Phone #		Phone #	(870) 752-0200		
Fax #	310-207-8997	Fax #			



STATE OF CALIFORNIA }  
 } S.S.  
COUNTY OF LOS ANGELES }

On this 9<sup>th</sup> day of February, 1990, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Arthur D. Sweet and Eleanor Sweet, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same. Witness my hand and official seal.

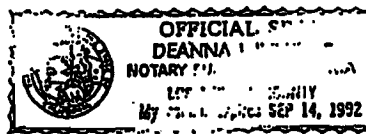
Signature Deanna L. Ivicovic



STATE OF CALIFORNIA }  
 } S.S.  
COUNTY OF LOS ANGELES }

On this 9<sup>th</sup> day of February, 1990, before me, the undersigned, a Notary Public in and for said County and State, personally appeared J. Grannis Monkman, personally known to me (or proved to me on the basis of satisfactory evidence) to be the President of the corporation that executed the within Instrument, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

Signature Deanna L. Ivicovic



**EXHIBIT C**

**PARCEL 1:** PART OF LOTS 2, 5, 9 & 10, ALL OF LOTS 3 & 4, BLOCK 3 PLAT A OGDEN CITY SURVEY, OGDEN CITY, WEBER COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 2, IN SAID BLOCK 3, RUNNING THENCE WEST 198 FEET ALONG THE SOUTH LINE OF SAID LOT 2, THENCE NORTH 66 FEET, THENCE WEST 132 FEET TO THE WEST LINE OF SAID LOT 2, SAID POINT ALSO BEING ON THE EAST LINE OF WASHINGTON BLVD, THENCE NORTH 368.55 FEET ALONG THE EAST LINE OF WASHINGTON BLVD, TO A POINT WHICH IS NORTH 37.5 FEET FROM THE SOUTH WEST CORNER OF LOT 5, BLOCK 3, THENCE EAST 330 FEET TO THE EASTLINE OF SAID LOT 5, THENCE SOUTH 37.5 FEET TO THE NORTH WEST CORNER OF LOT 9, IN SAID BLOCK 3, THENCE EAST 165 FEET, THENCE SOUTH 66.55 FEET TO THE SOUTH LINE OF THE NORTH ½ OF SAID LOT 9, THENCE WEST 93.5 FEET, MORE OR LESS, TO A POINT 258.5 FEET WEST FROM THE EAST LINE OF SAID LOT 9, THENCE SOUTH 66.5 FEET SOUTH 24D11'17" EAST 41.43 FEET, THENCE SOUTH 60.75 FEET, THENCE WEST 7.1 FEET, THENCE NORTH 6.5 FEET, THENCE WEST 82.5 FEET. THENCE SOUTH 188 FEET, MORE OR LESS, ALONG THE EAST LINE OF LOTS 2 3 AND 4. IN SAID BLOCK 3, TO THE POINT OF BEGINNING.

TAX PARCEL NO.: 01-003-0010

**PARCEL 2:** PART OF LOT 10, BLOCK 3, PLAT A, OGDEN CITY SURVEY: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 10. THENCE EAST 1.99 FEET. THENCE SOUTH 21.75 FEET. THENCE WEST 1.99 FEET TO THE WEST LINE OF SAID LOT 10, THENCE NORTH ALONG SAID LINE 21.75 FEET TO BEGINNING.

TAX PARCEL NO.: 01-003-0009