Electronically Recorded For: Marlon L. Bates SCALLEY READING BATES HANSEN & RASMUSSEN, P.C. 15 West South Temple, Ste 600 Salt Lake City, Utah 84101 Telephone No. (801) 531-7870 Business Hours: 9:00 am to 5:00 pm (Mon.-Fri.)

Trustee No. 13094-44F Parcel No. 21-02-151-005 14057385 B: 11393 P: 3714 Total Pages: 1 12/28/2022 04:45 PM By: dsalazar Fees: \$40.00 Rashelle Hobbs, Recorder, Salt Lake County, Utah Return To: SCALLEY READING BATES HANSEN & RASMUSSEN, P.C. 15 W SOUTH TEMPLE, STE 600SALT LAKE CITY, UT 84101

NOTICE OF DEFAULT

NOTICE IS HEREBY GIVEN by Marlon L. Bates, trustee, that a default has occurred under the Notice of Claim of Lien, "Assessment Lien", in which Latu Patetefa and Lisa Ann Fangupo, is deemed to be trustor(s), and Barrington Park Homeowners Association, is deemed to be beneficiary, and filed for record on October 3, 2022, and recorded as Entry No. 14024747, in Book 11376, at Page 9898, Records of Salt Lake County, Utah.

LOT 9, AMENDED PLAT OF BARRINGTON PARK 1A, P.U.D., ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.

TOGETHER WITH: (A) THE UNDIVIDED INTEREST IN SAID PROJECT'S COMMON AREAS AND FACILITIES INCLUDING BUT NOT LIMITED TO ROADWAYS AND ACCESS WAYS, WHICH IS APPURTENANT TO SAID LOT; (B) THE EXCLUSIVE RIGHT TO USE AND ENJOY EACH OF THE LIMITED COMMON AREAS WHICH IS APPURTENANT TO SAID LOT; AND (C) THE NON EXCLUSIVE RIGHT TO USE AND ENJOY THE COMMON AREAS AND FACILITIES INCLUDED IN SAID PROJECT (AS SAID PROJECT MAY HEREAFTER BE EXPANDED) IN ACCORDANCE WITH THE DECLARATION AND SURVEY MAP FOR SAID DEVELOPMENT (AS SAID DECLARATION AND MAP MAY HEREAFTER BE AMENDED OR SUPPLEMENTED).

A breach of an obligation for which the trust property is security has occurred. Specifically, the trustor failed to pay \$3,590.05 (as of November 2, 2022) in regular monthly assessments and finance charges, plus attorney's fees and costs as required by the restrictive covenants of the homeowners association. Therefore, pursuant to the demand and election of the beneficiary, the trustee hereby elects to sell the trust property to satisfy the delinquent obligations referred to above. All delinquent monthly payments, late charges, and foreclosure costs, including those incurred hereafter, must be paid in full within three months of the recording of this Notice to reinstate the indebtedness.

DATED this **28** day of December, 2022

STATE OF UTAH

) 1:88

COUNTY OF SALT LAKE

The foregoing instrument was acknowledged before me this 28 day of December, 2022, by Marlon L. Bates, trustee.

Daniel M. Spendlove **Notary Public** State of Utah Av Commission Expires April 10, 2024 #711197