

When recorded mail to:
Deborah L. Happel
34 South 560 West
LaVerkin, UT 84745

AFFIDAVIT OF SUCCESSOR TRUSTEE UPON DEATH OF TRUSTEE

STATE OF UTAH)
)
) :ss.
)
COUNTY OF WASHINGTON)

Deborah L. Happel, being of legal age and being first duly sworn, deposes and states as follows:

1. This Affidavit is given to evidence the death of Stephen C. Bern, Trustee of The Stephen C. Bern Trust, a Trust Agreement dated March 11, 2021, and to establish Deborah L. Happel as Successor Trustee(s) of said Trust.


2. Affiant hereby certifies that the Stephen C. Bern listed as Trustee of The Stephen C. Bern Trust, a Trust Agreement dated March 11, 2021, is one and the same person as Stephen Craig Bern, Decedent, who is named in that particular Certificate of Death, State file No. 2021018520, a certified copy of which is attached hereto and by this reference made a part hereof.

3. By virtue of said Death Certificate and the above-referenced Trust Agreement, Affiant does hereby declare that the conditions for the appointment of Successor Trustee have been met and that, pursuant to said Trust Agreement, the Affiant is now authorized as Successor Trustee to sell, convey, or otherwise distribute, encumber or manage the Trust assets. This affidavit is given with specific reference to the sale, conveyance, or other distribution from the Trust Estate of that certain real property located in Washington County, State of Utah, and more particularly described as follows:

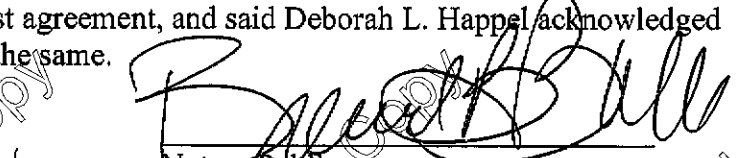
SEE ATTACHED EXHIBIT "A"

DATED this 15 day of November, 2021

STATE OF UTAH)
)
) :ss.
)
COUNTY OF WASHINGTON)


Deborah L. Happel, Trustee

On the 15th day of November, 2021, personally appeared before me Deborah L. Happel, who, being duly sworn did say that she is the trustee of The Stephen C. Bern Trust, a Trust Agreement dated March 11, 2021, and that said instrument was signed on behalf of said trust, by authority granted under the trust agreement, and said Deborah L. Happel acknowledged to me that she as such trustee executed the same.


Notary Public

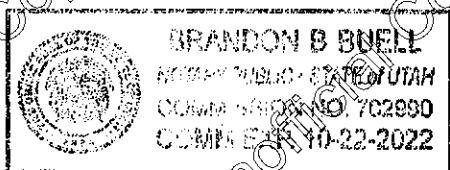


EXHIBIT A**Parcel No. LV-66-A-4**

LA VERKIN FIELD SUR LOT 26 (LV) BEG N1/4 COR SEC 26 T41S R13W TH N89°46'13" E ALG SEC/L 18.29 FT; TH N01°02'02" W 116.72 FT TO POB; TH N01°02'02" W 80.80 FT TO BEG OF 15 FT RAD CUR, TH NELY RT ALG ARC SD CUR 23.77 FT THRU CTL ANG 90°48'02"; TH N89°46' E 86.34 FT; TH S0°14' E 96 FT; TH S89°46' W 100.21 FT TO POB. LESS: COM AT N1/4 COR OF SEC 26 T41S, R13W; TH N89°46'13" E, 18.29 FT ALG SEC LN; TH N01°02'02" W, 116.72 FT TO SW COR OF GRANTORS LAND & TRUE POB; TH N89°45'22" E, 9.24 FT ALG S LN OF GRANTORS LAND; TH N00°58'46" E, 82.28 FT TO PT OF A 10.00 FT RAD CUR RT; TH NLY & ELY, 15.50 FT ALG ARC OF SD CUR THRU A CTL ANG OF 88°47'14"; TH N89°46'00" E, 79.23 FT TO A PT ON E LN OF GRANTORS LAND; TH N00°14'00" W, 3.94 FT TO NE COR OF GRANTORS LAND; TH S89°46'00" W, 86.34 FT ALG N LN OF GRANTORS LAND TO PT OF A 15.00 FT RAD CUR LT; TH WLY & SLY, 23.77 FT ALG ARC OF SD CUR & WLY LN OF GRANTORS LAND, THRU A CTL ANG OF 90°48'02"; TH S01°02'02" E, 80.80 FT TO TRUE POB.

TOGETHER WITH all improvements and appurtenances thereunto belonging.

SUBJECT TO easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.

CERTIFICATION OF VITAL RECORD

CERTIFICATE OF DEATH

State File Number: 2021018520

Stephen Craig Bern

DECEDENT INFORMATION

Date of Death:	October 24, 2021	Time of Death:	22:50
City of Death:	Washington	County of Death:	Washington
Age:	74	Date of Birth:	December 24, 1946
Place of Birth:	Oakland, California	Sex:	Male
Armed Services:	No	Marital Status:	Divorced
Spouse's Name:		Usual Occupation:	Computer Programmer
Industry/Business:	Art / Photography	Education:	Master's Degree
Residence:	La Verkin, Utah	Father's Name:	Ronald Ralph Bern
Mother's Name:	June Carmen Irvine	Facility Type:	Nursing Home/Assisted Living
Facility or Address:	Autumn Park Assisted Living		

INFORMANT INFORMATION

Name:	Deborah Lynn Happel	Relationship:	Executor
Mailing Address:	85 East 200 South, Hurricane, Utah 84737		

DISPOSITION INFORMATION

Method of Disposition: Cremation
 Place of Disposition: Cremation Center of Southern Utah, St George, Utah
 Date of Disposition: October 29, 2021

FUNERAL HOME INFORMATION

Funeral Home: Cremation Center of Southern Utah
 Address: 1316 South 400 East #A5, St George, Utah 84790
 Funeral Director: Larry L Hansen

MEDICAL CERTIFICATION

Certifying Physician: Richard Bennett MD, 736 South 900 East, Suite 203, St George, Utah 84790

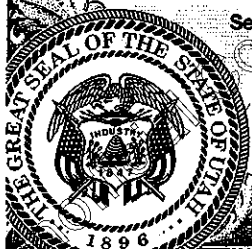
CAUSE OF DEATH

Parkinson's Disease [Onset: 15 Years]
 Other significant conditions: Aspiration Pneumonia
 Tobacco Use: Unknown
 Medical Examiner Contacted: Yes Autopsy Performed: No Manner of Death: Natural

Date Registered: October 29, 2021

Date Issued: November 1, 2021

This is an exact reproduction of the facts registered in the Utah State Office of Vital Records and Statistics. Security features of this official document include: Intaglio Border, V & R Images in top cycloids, and Intaglio microtext. This document displays the date, seal and signature of the Utah State Registrar of Vital Record and Statistics.



Linda S. Winger
 Linda S. Winger, MSW, LCSW
 State Registrar
 Rev 12/20



David W. Blodgett MD, MPH
 David W. Blodgett, MD, MPH
 Director/Health Officer

