

Assignment of Trust Deed Page 1 of 2
Gary Christensen Washington County Recorder
10/07/2024 08:47:17 AM Fee \$40.00 By
NATIONWIDE TITLE CLEARING, LLC

Loan Number 6993308488

When Recorded Return To:
Truist Bank
C/O Nationwide Title Clearing,
LLC 2100 Alt. 19 North
Palm Harbor, FL 34683

CORPORATE ASSIGNMENT OF DEED OF TRUST

FOR GOOD AND VALUABLE CONSIDERATION, the sufficiency of which is hereby acknowledged, the undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY, AS NOMINEE FOR DIRECT MORTGAGE CORP., ITS SUCCESSORS AND ASSIGNS, (ASSIGNOR), (MERS Address: P.O. Box 2026, Flint, Michigan 48501-2026) by these presents does convey, grant, assign, transfer and set over the described Deed of Trust together with all liens, and any rights due or to become due thereon to TRUIST BANK, WHOSE ADDRESS IS 1001 SEMMES AVENUE, RICHMOND, VA 23224, (ASSIGNEE)

Said Deed of Trust is dated 04/12/2010, executed by JAMIE L FABIAN to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS BENEFICIARY, AS NOMINEE FOR DIRECT MORTGAGE CORP., ITS SUCCESSORS AND ASSIGNS and recorded on 04/12/2010, in Doc # 20100011786, in the office of the Recorder of WASHINGTON County, Utah.

ALL OF LOT FIFTY-SEVEN (57), SHADOW CANYONS PHASE #2 OF IVINS ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE RECORDER OF WASHINGTON COUNTY, STATE OF UTAH.
Parcel ID Number ISCI 2-57

Dated this 07th day of October in the year 2024
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY, AS NOMINEE FOR DIRECT MORTGAGE CORP., ITS SUCCESSORS AND ASSIGNS



ANGELA PAVAO
VICE PRESIDENT

All persons whose signatures appear above have qualified authority to sign and have reviewed this document and supporting documentation prior to signing.

SMRDA 442436123 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) DEFAULT
MIN 100207500002307476 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI
48501-2026 DOCR T072410-12:17:04 [C-2] EFRMUT1



D0108669771

Loan Number 6993308488

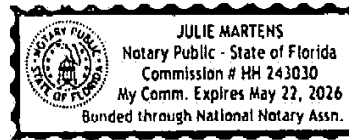
STATE OF FLORIDA COUNTY OF PINELLAS

The foregoing instrument was acknowledged before me by means of physical presence or online notarization on this 07th day of October in the year 2024, by Angela Pavao as VICE PRESIDENT of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS BENEFICIARY, AS NOMINEE FOR DIRECT MORTGAGE CORP., ITS SUCCESSORS AND ASSIGNS, who, as such VICE PRESIDENT being authorized to do so, executed the foregoing instrument for the purposes therein contained. He/she/they is (are) personally known to me.



JULIE MARTENS

COMM EXPIRES: 5/22/2026



SMRDA 442436123 MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS) DEFAULT
MIN 100207500002307476 MERS PHONE 1-888-679-6377 MERS Mailing Address: P.O. Box 2026, Flint, MI
48501-2026 DOCR T072410-12:17:04 [C-2] EFRMUT1



D0108669771