

When recorded return to:
Bedohave, LLC
2279 N University Parkway
Provo, UT 84604

Central Utah Title
Order No.: 25874-SA

Ent 224329 Bk 719 Pg 1373
Date: 02-FEB-2018 1:29:18PM
Fee: \$13.00 Check Filed By: RDH
REED D HATCH, Recorder
SANPETE COUNTY CORPORATION
For: CENTRAL UTAH TITLE

Indian Ridge, N

TRUST DEED

THIS TRUST DEED is made January 24, 2018, between Kenny Nelson and Stephanie Nelson, as Trustor(s), whose address is 432 N. Locust Ave, Lindon, UT 84042, CENTRAL UTAH TITLE, as Trustee, and Bedohave, LLC whose address is 2279 N University Parkway, Provo, UT 84604 as Beneficiary.

Trustor hereby **CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE**, the following described property situated in Sanpete County, Utah:

Lots 18 and 19, Plat "N", INDIAN RIDGE RANCH, according to the official plat thereof, filed in the office of the Sanpete County Recorder. (Parcel Nos. 55250 and 55251)

EXCEPTING all minerals in or under said land including, but not limited to metals, oil, gas, coal, stone and mineral rights, mining rights, and easements rights or other matters relating thereto, whether expressed or implied.

EXCEPTING therefrom any right, title or interest in any common areas as identified on the official plats of the Indian Ridge Ranch Subdivision.

Together with all buildings, fixtures and improvements thereon and all water rights, rights of way, easements, rents, issues, profits, income, tenements, hereditaments, privileges and appurtenances thereunto now or hereafter used or enjoyed with said property, or any part thereof.

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by a promissory note of even date herewith, in the principal sum of \$11,250.00, payable to the order of Beneficiary at the times, in the manner and with interest as therein set forth, and payment of any sums expended or advanced by Beneficiary to protect the security hereof.

Trustor agrees to pay all taxes and assessments on the above property, to pay all charges and assessments on water or water stock used on or with said property, not to commit waste, to maintain adequate fire insurance on improvements on said property, to pay all costs and expenses of collection (including Trustee's and attorney's fees) in event of default in payment of the indebtedness secured hereby and to pay reasonable Trustee's fees for any of the services performed by Trustee hereunder, including a reconveyance hereof.

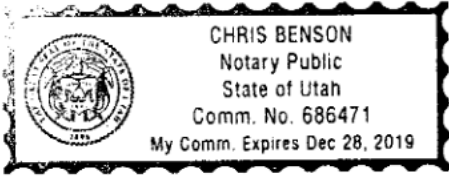
The undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to him at the address hereinbefore set forth.

Kenny H Nelson
Kenny Nelson

Stephanie Nelson
Stephanie Nelson

State of Utah)
County of ~~Sanpete~~ Utah) ss.

On the 30 day of January, 2018, personally appeared before me, **Kenny Nelson and Stephanie Nelson**, the signer(s) of the within instrument who duly acknowledged before me that he/she/they executed the same.



[Signature]
Notary Public