



W322274

E# 322274 PG 1 OF 3
Leann H. Kilts, WEBER COUNTY RECORDER
08-Mar-22 02:59 PM FEE \$40.00 DEP TH
REC FOR: CAPSTONE TITLE AND ESCROW, INC.
ELECTRONICALLY RECORDED

When Recorded Return To:
CAPSTONE TITLE & ESCROW, INC.
2115 S. DALLIN STREET
SALT LAKE CITY, UT 84109

SUBSTITUTION OF TRUSTEE

Capstone Title Order No. 206690TT
Tax ID / Parcel No. 10-038-0014 10-038-0017

WHEREAS, the undersigned is the present Beneficiary under the Deed of Trust described as follows in the official records of the Weber County Recorder

Dated	:	January 25, 2019
Trustor	:	Truman Marketing, LLC
Amount	:	\$ 450,000.00
Trustee	:	Cottonwood Title Company
Beneficiary	:	Action Commercial Park, LLC
Recorded	:	January 29, 2019
Entry No.	:	2963112
Book	:	NA
Page	:	NA

Located in Weber County, State of Utah:

The land referred to in this commitment is located in Weber County, State of Utah and is described as follows:

See Attached Exhibit "A"

Tax ID: 10-038-0014

Property Address: 791 North 9350 West, Ogden, Utah 84404

AND WHEREAS, the undersigned, who is the present Beneficiary under said Deed of Trust, desires to appoint a successor Trustee under said Deed of Trust in the place and stead of the present Trustee thereunder;

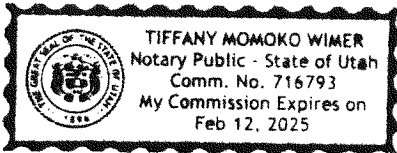
Now, therefore, the undersigned hereby appoints **CAPSTONE TITLE & ESCROW, INC.**, whose address is 2115 S. Dallin Street, Salt Lake City, Utah 84109, as Successor Trustee under said Deed of Trust, to have all the powers of said original Trustee, effective immediately.

Dated: Feb. 7, 20 22.

By: [Signature]
Its: Manager

STATE OF Utah)
) :SS.
COUNTY OF Salt Lake)

On the 7^m of Feb., 2022 personally appeared before me Kyle Bateman, who being duly sworn did say, that he/she is the Manager of Action Commercial Park, LLC. and did duly acknowledge to me that he/she executed this on behalf of said corporation.



[Signature]
Notary Public
Residing at Salt Lake City

Exhibit "A"

The land referred to herein is located in Weber County, Utah with an address of 791 S 9300 W Ogden, UT 84404, and with a legal description of:

PART OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY:

BEGINNING AT A POINT WHICH IS 25 FEET NORTH 89D50' EAST AND NORTH 0D02'24" EAST 50 FEET FROM THE INTERSECTION OF THE CENTERLINE OF 900 SOUTH STREET (BEING THE SOUTH SECTION LINE OF SECTION 17) AND THE WEST LINE OF THE EAST 1/2 OF SECTION 17; RUNNING THENCE NORTH 89D50' EAST ALONG THE NORTH LINE OF 900 SOUTH STREET 949.8 FEET TO THE WESTERLY LINE OF 9300 WEST STREET; THENCE NORTH 0D02'24" EAST ALONG THE WESTERLY LINE OF 9300 WEST STREET 2219.25 FEET; THENCE SOUTH 89D50' WEST 949.80 FEET TO THE CENTERLINE OF EASEMENT AS DEEDED IN BOOK 1229, PAGE 641, PARCEL 1, SAID POINT BEING ON EAST LINE OF THE PROPERTY DEEDED TO THE WESTERN ZIRCONIUM INC IN BOOK 1265, PAGE 698; THENCE SOUTH 0D02'24" WEST ALONG SAID EASTERLY LINE 2219.25 FEET TO THE POINT OF BEGINNING.

**EXCEPTING THEREFROM: THE FOLLOWING DESCRIBED PARCEL:
BEGINNING AT A POINT IN THE CENTER OF SPUR RAIL SAID POINT BEING 24.85 FEET NORTH 89D50' EAST ALONG THE SECTION LINE AND 1181 .94 FEET NORTH 0D02'24" EAST FROM THE SOUTHWEST CORNER OF SAID QUARTER SECTION, RUNNING THENCE NORTH 0D02'24" EAST 255.62 FEET ALONG THE CENTERLINE OF SAID SPUR RAIL, THENCE NORTH 89D45'54" EAST 268.03 FEET TO AN EXISTING FENCE LINE EXTENDED, THENCE SOUTH 1D16'45" WEST 255.71 FEET ALONG SAID FENCE AND FENCE LINE EXTENDED THENCE SOUTH 89D45'54" WEST 262.50 FEET TO THE POINT OF BEGINNING.
(Part of 10-038-0014)**

**LESS AND EXCEPTING THE FOLLOWING:
A PARCEL OF LAND IN FEE, BEING PART OF AN ENTIRE TRACT OF LAND, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 6 NORTH, RANGE 3 WEST, SALT LAKE BASE AND MERIDIAN, INCIDENT TO THE CONSTRUCTION OF 1200 SOUTH STREET, WEBER COUNTY, STATE OF UTAH ALSO KNOWN AS PROJECT NO. LG-WC1200S. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS:
BEGINNING AT A POINT ON THE EXISTING NORTH RIGHT OF WAY LINE OF 1200 SOUTH STREET, SAID POINT LIES 25.00 FEET NORTH 89°50'00" EAST ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 17 AND 50.00 FEET NORTH 00°02'24" EAST TO THE WEST LINE OF THE GRANTOR'S PROPERTY FROM THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 17; AND RUNNING THENCE NORTH 00°03'49" EAST 1.29 FEET ALONG THE WEST LINE OF SAID GRANTOR'S PROPERTY; THENCE SOUTH 89°51'13" EAST 236.38 FEET TO A POINT ON THE SOUTH LINE OF SAID GRANTOR'S PROPERTY; THENCE SOUTH 89°49'59" WEST 236.38 FEET ALONG THE SOUTH LINE OF SAID GRANTOR'S PROPERTY TO THE POINT OF BEGINNING.
ROTATE 0°26'18" CLOCKWISE TO MATCH HIGHWAY BEARING.**