

WHEN RECORDED MAIL TO:
J. Paul Christensen
2067 E Pheasant Circle
Holladay, Utah 84121
155002-134B

SECOND TRUST DEED

THIS TRUST DEED, dated March 18, 2022, between **Lion Homes, LLC, a Utah limited liability company**, as Trustor(s), whose address is 1780 West 700 North, Suite 40, Lindon, UT 84042 **Cottonwood Title Insurance Agency, Inc.** a Utah Corporation as Trustee, and **J. Paul Christensen**, whose address is 2067 E Pheasant Circle, Holladay, Utah 84121, as BENEFICIARY;

WITNESSETH: That Trustor CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE, the following described property, situated in Utah County, State of Utah:
Lot 101, MADISON MEADOWS WEST, according to the official plat thereof as recorded in the office of the Utah County Recorder.

TAX ID NO.: 67-131-0101 (for reference purposes only)

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

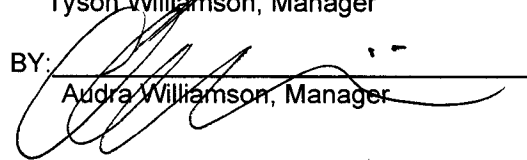
FOR THE PURPOSE OF SECURING (1) Payment of the indebtedness evidenced by a promissory note of even date herewith, in the principal sum of **\$200,000.00 (TWO Hundred Thousand and No/100)**, made by Trustor, payable to the order of Beneficiary at the times, in the manner and with interest as therein set 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.

Lion Homes, LLC, a Utah limited liability company

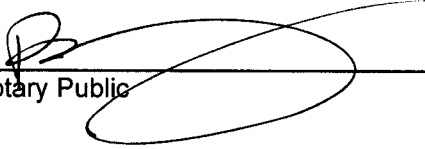
BY: 
Tyson Williamson, Manager

BY: 
Audra Williamson, Manager

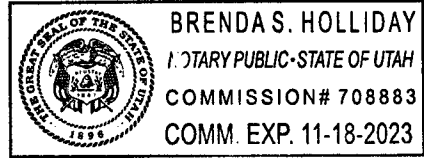
STATE OF UTAH

COUNTY OF SALT LAKE

On this 18th day of March, 2022, before me, personally appeared Tyson Williamson, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Lion Homes, LLC, a Utah limited liability company.



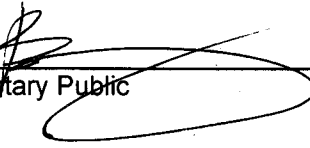
Notary Public



STATE OF UTAH

COUNTY OF SALT LAKE

On this 18th day of March, 2022, before me, personally appeared Audra Williamson, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Lion Homes, LLC, a Utah limited liability company.



Notary Public

