

W:
MARLA SNOW
District Court Con

**IN THE FOURTH JUDICIAL DISTRICT COURT IN AND FOR
UTAH COUNTY, STATE OF UTAH**

Commissioner Marla Snow

1 of 6

HEREBY FINDS that:

1. The Court finds, by clear and convincing evidence, that there is an order in place, that Father is aware of the order, and that Father has the ability to comply with said order but willfully and knowingly failed to comply;
2. Father had ample ability to pick up a pen and sign a document that was sent to him on a number of occasions and he willfully chose not to sign the document as ordered in the parties' Decree of Divorce (the "Decree") from 2019;
3. According to paragraph 20 of the parties' Decree, "the Petitioner is awarded the Marital Home, including any and all current equity and any future equity as her sole and separate property";
4. In addition, according to paragraph 28 of the parties' Decree of Divorce "both parties shall sign whatever documents are necessary to transfer title and quit claim deeds or any other documents necessary that are outlined in the Decree of Divorce and are necessary to implement the Decree of Divorce";
5. Father refused comply with Mother's ownership interest in the marital home as outlined in paragraph 20 of the Decree, and he refused to sign whatever documents are necessary to transfer title as outlined in paragraph 28 of the Decree;

As a result, **THE COURT HEREBY ORDERS** that:

6. Father is held in contempt for knowingly and willfully violating paragraphs 20 and 28 of the Decree;
7. Pursuant to Utah Code Ann. § 78B-6-310, if found guilty of contempt, the Court may impose a fine not to exceed \$500 and five (5) days in jail, or both;

8. Father is therefore sentenced to five (5) days in jail for his violation of paragraph 20 of the Decree, and another five (5) days in jail for his violation of paragraph 28 of the Decree;

9. The Court stays these sanctions but Father must sign the real estate/title documents he received on April 3, 2026 within 48 hours of April 21, 2026;

10. If Father refuses to sign these documents within 48 hours of April 21, 2026, the Court shall lift the stay on the sanctions and father will spend time in jail;

11. Father may believe that this order has no teeth because he now resided in Iowa, but the Court will deal with that as needed and that will not stop this issue from moving forward;

12. As a result, if Father fails to sign the documents within 48 hours of April 21, 2026, the Court hereby enters a Rule 70 judgment for specific acts vesting title and any costs incurred for having a third party sign the documents or having documents prepared by an attorney (if necessary) will be paid for by Father, in full. See U.R.C.P. 70;

13. According to Utah Rule of Civil Procedure 70: “If a judgment directs a party to execute a conveyance of land or to deliver deeds or other documents or to perform any other specific act and the party fails to comply within the time specified, the court may direct the act to be done at the cost of the disobedient party by some other person appointed by the court and the act when so done has like effect as if done by the party. . . If real or personal property is within the state, the court in lieu of directing a conveyance thereof may enter a judgment divesting the title of any party and vesting it in others and such judgment has the effect of a conveyance executed in due form of law”;

14. As a result, if Father fails to sign the appropriate documents within 48 hours of April 21, 2026, then the Court hereby directs a third party (who may be chosen by Mother and at Mother's direction) to sign the needed documents and that signature will have like effect as if signed by Father;

15. In addition, if Father fails to sign the appropriate documents within 48 hours of April 21, 2026, judgment is hereby entered divesting Father of title of the parties' Marital Home (located at 1758 E. American Way #4, Eagle Mountain, Utah 84005), and vesting title to Mother as her sole and separate property;

16. Pursuant to Utah Code Ann. § 81-1-105, Mother has "substantially prevailed" on both of her claims. As a result, Father is ordered to pay the Mother's reasonable attorney's fees and costs incurred for her motion through preparation of this order and reserves Mother's right to request additional attorney fees if more work needs to be done if Father fails to sign the above-mentioned documents;

17. \$275 per hour is a reasonable fee for a family law attorney in Utah County and according to Mr. Featherstone's Declaration of Attorney Fees and Costs on file herein, the total amount incurred for unbundled services related to this motion and through preparation of this order is \$2,100;

18. Judgment is therefore entered against Father and in favor of Mother in the amount of \$2,100.00 for attorney fees as ordered above;

19. Judgement is entered against Father and in favor of Mother for any and all collection costs or fees incurred hereafter related to collecting on this judgment;

20. Post-judgment interest at the current legal rate shall be applied to said judgment;

End of Order, Court's Signature and Seal in Top Margin.

/s/ Anthony Saunders

Attorney for Respondent

Electronically signed with permission of Anthony Saunders via email.

/s/ Christopher Walker

Attorney for ORS

Electronically signed with permission of Christopher Walker via email.

RULE 7(j) NOTICE

Objections to this proposed order must be filed within seven (7) days after service. Petitioner will submit this proposed order for entry upon being served with an objection or upon expiration of the time to object.

CERTIFICATE OF SERVICE

I hereby certify that on the 14th day of May 2026 I caused a true and correct copy of the foregoing ORDER ON APRIL 21, 2026 HEARING AND JUDGMENT to be served via email, and/or via U.S. mail, first class, postage pre-paid, upon the following:

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/s/ Darin S. Featherstone