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**IN THE THIRD JUDICIAL DISTRICT COURT IN AND FOR
SALT LAKE COUNTY, STATE OF UTAH**

MICHAEL M. CARLSON,
Plaintiff,

vs.

WASATCH REMODEL & INVESTMENTS LLC;
INTERMOUNTAIN TITLE SERVICES LLC; and
DOES 1–5, whose true identities are presently
unknown,

Defendants.

DEFAULT JUDGMENT

Case No. 250909675

Honorable Richard Pehrson

In this action, Defendants Wasatch Remodel & Investments LLC and Intermountain Title Services LLC (“Defendants”) have failed to respond or otherwise defend against the claims brought by Plaintiff Michael M. Carlson (“Plaintiff”), and the time for them to so respond or defend has now expired. Plaintiff has filed his Application for Entry of Default Judgment (the “Application”). Having considered the Application, and in consideration of all other pleadings and papers on file with the Court, and for good cause appearing, the Court hereby ORDERS as follows:

1. Plaintiff’s Application shall be, and the same hereby is, GRANTED.

2. The Court hereby decrees and declares, pursuant to Rule 57 of the Utah Rules of Civil Procedure and Utah Code Ann. § 78B-6-401, *et seq.*, that (a) Plaintiff is the sole owner of the real property described as “Lot 87, White City No. 35, according to the official plat thereof, recorded in the office of the County Recorder of said County,” and with the address of 9813 S. Pinehurst Drive, Sandy, Utah 84092 (the “Property”), (b) none of the Defendants has any right, title or interest in or to the Property, (c) The Warranty Deed recorded in the office of the Salt Lake County Recorder as Entry No. 14467386 is null, void and of no force or effect, and (d) title to the Property should be quieted in Plaintiff and against the Defendants herein.

3. Judgment is hereby entered against Defendants Wasatch Remodel & Investments LLC, and Intermountain Title Services LLC jointly and severally in the total amount of \$24,379.44, which consists of \$10,000.00 as provided under Utah Code Ann. § 38-9-203(3) plus \$12,717.00 in attorneys’ fees and \$1,662.44 in costs as allowed under the same statute.

1.

2.

*******END OF ORDER*******

Pursuant to Rule 10(e) of the Utah Rules of Civil Procedure, this Default Judgment will be entered by the Court’s signature at the top of the first page.