

Name

Address

City, State, Zip

Phone

Email

THIRD Judicial District SALT LAKE County

Court Address 450 SOUTH STATE STREET, SALT LAKE CITY, UT 84114

[x] the Marriage of (for a divorce with or without children, annulment, separate maintenance, or temporary separation case)

(name of Petitioner)

(name of Respondent)

Other parties (if any)

Commissioner (domestic cases)

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2. **Lizeth Angelica Lund and Philip Morley Lund** do not have any children together.

- We do not have any children together who are minors. A minor is a child under 18 who has not been married or otherwise emancipated.
- We are not expecting a child.
- We do not have incapacitated adult children together who are eligible for child support, or, **Lizeth Angelica Lund** is not asking for child support for any adult child who is eligible for child support.

Personal property (Utah Code Title 81, Chapters 1, 4, 6, and 9)

3. All personal property not addressed in the divorce should be divided as the parties have already divided it.

Vehicles

4. Vehicles will be divided as follows:

a.

Year: **2011**

Make: **Toyota**

Model: **Camry**

VIN: **4T1BF3EK4BU218310**

Owner (before divorce): **Philip Morley Lund**

Current value: **\$4,000.00**

Amounts Estimated: **no**

Ownership After Divorce: **Lizeth Angelica Lund**

Loan: **N/A**

b.

Year: **2005**

Make: **Toyota**

Model: **4runner**

VIN: **JTEBU14R458049587**

Owner (before divorce): **Philip Morley Lund**

Current value: **\$9,000.00**

Amounts Estimated: **no**

Ownership After Divorce: **Philip Morley Lund**

Loan: **N/A**

Bank and credit union accounts

5. Bank and credit union accounts will be divided as follows:

a.

Account Number: **5353**
Account Type: **Checking, savings**
Institution Name: **Mountain America Credit Union**
Address: **13388 S. Rosecrest Rd. Herriman, UT 84096**
Date Opened: **N/A**
Balance (US Dollars): **\$8,000.00**
Estimated: **no**
Owner: **Lizeth Angelica Lund and Philip Morley Lund**
Co-Owner(s): **N/A**
Divide as follows: **Philip Morley Lund should be awarded the entire balance of \$8,000.00 from this money.**

Debts

6. The parties are not aware of any debts from the marriage. If any debts exist, each debt will be the responsibility of the party who incurred the debt.

Real property

7. The parties acquired the following real property during the marriage:

a.

Description: **House**
Address: **4282 W Hemsley Ln, Herriman, Salt Lake , Utah 84096 United States**
Tax ID: **33-07-401-129-0000**
Legal Description: **LOT SKY-47-202, SKY RIDGE TOWNHOMES SUBDIVISION PHASE 4 10655-6808 10843-0395**
Date property acquired: **Nov 13, 2025**
Names on title: **LOPEZ-LUND, ANGELICA L**
Original cost: **\$332,000**
Current value: **\$470,000.00**
Property values estimated: **yes**
Estimation basis for property value: **A realtor**
Disposal: **DISPOSITION OF MARITAL REAL PROPERTY** The parties acknowledge that they are joint owners of the marital residence located at: **4282 W. Hemsley LN Herriman, UT 84096 (the "Marital Residence")**. The parties agree that the Marital Residence shall be addressed as follows: **1. Ownership Pending sale or further written agreement of the parties, title to the Marital Residence shall remain jointly held by the parties under the current ownership arrangement. 2. Maintenance and Preservation of Property** The parties shall jointly cooperate in maintaining and preserving the Marital Residence in a reasonable and marketable condition. Both parties shall exercise good faith efforts to protect the value of the property, including reasonable upkeep, maintenance, and necessary repairs. Neither party shall intentionally damage,

neglect, or materially alter the property without the prior written consent of the other party. 3. Household Expenses and Financial Obligations Until the Marital Residence is sold or otherwise transferred, the parties shall be responsible for payment of the mortgage, property taxes, homeowner's insurance, utilities, HOA fees, and necessary maintenance expenses as mutually agreed upon by the parties or as otherwise ordered by the Court. Any extraordinary repair or expense exceeding \$ 500 shall require mutual agreement of the parties prior to incurring the expense, except in emergency situations necessary to prevent damage to the property. 4. Sale of the Marital Residence The Marital Residence may be listed for sale upon the mutual written agreement of both parties. Upon agreement to sell, the parties shall cooperate in good faith with all aspects of the sale process, including but not limited to: - Selection of a licensed real estate agent; - Establishment of a mutually agreed listing price; - Preparation of the property for sale; - Execution of documents necessary to complete the sale; and - Reasonable access for showings, inspections, and appraisals. Neither party shall unreasonably withhold consent relating to the sale of the property. 5. Division of Net Sale Proceeds Upon sale of the Marital Residence, the proceeds shall first be applied to satisfy all outstanding obligations associated with the property, including but not limited to: - Mortgage payoff amounts; - Real estate commissions; - Closing costs; - Taxes; - Liens; - Agreed-upon repair reimbursements; and - Other customary costs associated with the sale. After payment of all such obligations, the remaining net proceeds shall be divided equally between the parties, with each party receiving fifty percent (50%) of the net proceeds, unless otherwise agreed in writing by the parties or ordered by the Court. 6. Restrictions Regarding Property Until the property is sold or ownership is otherwise transferred, neither party shall: - Refinance the Marital Residence; - Transfer or encumber any interest in the property; - Obtain additional loans secured by the property; or - Execute any conveyance affecting title without the prior written consent of the other party or further order of the Court. 7. Dispute Resolution In the event a dispute arises concerning the maintenance, sale, or disposition of the Marital Residence, the parties shall first attempt to resolve the dispute through mediation prior to seeking further court intervention, unless emergency relief is required. 8. Court Jurisdiction The Court shall retain jurisdiction to enforce and interpret the terms contained herein regarding the Marital Residence.

DATED this ____ day of _____, 20 26.

Lizeth A. Lund Petitioner
Philip M. Lund Respondent

i.

Creditor: ,

Names on mortgage: N/A

Date mortgage acquired: **N/A**
Mortgage values estimated: **N/A**
This mortgage will be paid as follows after the divorce: **N/A**

Business interests

8. The parties' ownership interests in business will be divided as follows:

a.

Business Name: **TANGARIFE INNOVATIONS LLC**
Description: **Vending Machines**
Phone: **(801) 735-1855**
Address: **4282 w Hemsley Ln, Herriman, Utah 84096 United States**
Total Value: **\$10,000**
Percent owned by Petitioner: **50%**
Percent owned by Respondent: **50%**
Percent owned by Petitioner after divorce: **0%**
Percent owned by Respondent after divorce: **100%**

Alimony

9. Neither party will pay alimony.

Retirement money

10. The parties do not need a court order about retirement money.

Duty to sign documents

11. The parties will sign all documents necessary to comply with the divorce decree within 60 days from entry of the decree. If a party fails to sign a document within 60 days, the other party may ask the court to appoint someone to sign the document. (Utah Rule of Civil Procedure 70)

Judge's signature may instead appear at the top of the first page of this document.

6/29/2026
Date

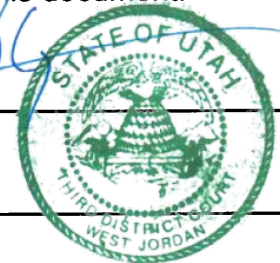
Signature ►

Judge

Signature ►

Date

Commissioner



Approved as to Form.

Other Party
Signature ►



Other Party
Name Philip Morley Lund

Certificate of Service

I certify that I filed with the court and am serving a copy of this Divorce Decree on the following people.

a.

Name: **Philip Morley Lund**
Method of service: **Hand Delivery**
Address: **4282 Hemsley Ln**
Date of Service: **Jun 29, 2026**

06/23/2026

Date

Signature ►



Printed
Name

Lizeth A. Lund