

Lydia Bradford
Name
5845 S Lakeside Dr
Address
Murray, Utah 84121
City, State, Zip
801-831-1709
Phone
lydiab5845@gmail.com
Email

THIRD Judicial District SALT LAKE County

Court Address 450 SOUTH STATE STREET, P.O. BOX 1860, SALT LAKE CITY, UT, 841

In the Matter of (select one) ☒ the Marriage of (for a divorce with or without children, annulment, separate maintenance, or temporary separation case) Lydia Bradford (name of Petitioner) and Kevin Eugene Bradford (name of Respondent) Other parties (if any)	Divorce Decree 264903997 Case Number James Gardner Judge Kim Luhn Commissioner (domestic cases)
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The court decrees:

Divorce

1. Lydia Bradford is granted a divorce based on the Declaration of Jurisdiction and Grounds signed by Lydia Bradford. The divorce will become final upon entry of the divorce decree.

Children (Utah Code 81-6-101(7))

2. **Lydia Bradford and Kevin Eugene Bradford** 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, **Lydia Bradford** 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: **2016**
Make: **Ram**
Model: **1500**
VIN: **1C6RR7VT5GS157053**
Owner (before divorce): **Kevin Bradford or Lydia Bradford**
Current value: **\$27,269.00**
Amounts Estimated: **yes**
Basis of Estimation: **Kelley Blue Book**
Ownership After Divorce: **Kevin Eugene Bradford**
Loan: **N/A**

b.

Year: **2014**
Make: **Toyota**
Model: **Prius**
VIN: **JTDKN3DU2E1774177**
Owner (before divorce): **Lydia Bradford**
Current value: **\$13,610.00**
Amounts Estimated: **yes**
Basis of Estimation: **Kelley Blue Book**
Ownership After Divorce: **Lydia Bradford**
Loan: **N/A**

Bank and credit union accounts

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

a.

Account Number: **7969**

Account Type: **Checking, Savings, Money Market**

Institution Name: **Mountain America Credit Union**

Address: **1298 E Murray Holladay Rd. Millcreek, UT 84117**

Date Opened: **N/A**

Balance (US Dollars): **\$117,114.57**

Estimated: **no**

Owner: **Lydia Bradford and Kevin Eugene Bradford**

Co-Owner(s): **N/A**

Divide as follows: **Equally**

6. This other property will be divided as follows:

a.

Description: **2019 Keystone Travel Trailer**

Owner: **Kevin Bradford or Lydia Bradford**

Date acquired: **N/A**

Current value: **\$10,000.00**

Estimated: **yes**

Basis of estimation: **Value of similar used trailers for sale.**

Ownership after divorce: **Kevin Eugene Bradford**

Loan: **N/A**

Debts

7. 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

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

a.

Description: **House**

Address: **5845 S Lakeside Dr, Murray, Salt Lake, Utah 84121 United States**

Tax ID: **22-17-405-004-0000**

Legal Description: **5845 SOUTH LAKESIDE DRIVE, SALT LAKE CITY, UT 84121-1618 .27 Acres, 1,200 Square Feet, Single Family Residence LOT 59, HYLAND LAKE SUBDIVISION BEGINNING 79 DEGREES 09' WEST 35 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 59 AND RUNNING THENCE SOUTH 10 DEGREES 51' EAST 1.5 FEET; THENCE SOUTH 79 DEGREES 09' WEST 99.2 FEET TO ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE**

OF RECORD IN THE LAKESIDE DRIVE; THENCE NORTHERLY ALONG SAID DRIVE 1.5 FEET; THENCE NORTH 79 DEGREES 09' EAST 99.2 FEET TO THE POINT OF BEGINNING

Date property acquired: **Apr 28, 1989**

Names on title: **LYDIA BRADFORD**

Original cost: **\$65,000**

Current value: **\$595,000.00**

Property values estimated: **yes**

Estimation basis for property value: **The original cost is correct. The current value is based on a home valuation done on March 9, 2026.**

Disposal: **Lydia Bradford will receive sole ownership of this property.**

The total equity to be divided is \$540700. Kevin Eugene Bradford's share is \$100000. Kevin Eugene Bradford will have an equitable lien against the property in the amount of \$100000. Kevin Eugene Bradford will sign a quitclaim deed to Lydia Bradford subject to that lien once the divorce is entered. Lydia Bradford will pay Kevin Eugene Bradford \$100000 to satisfy the lien. Once Lydia Bradford has paid the lien, Kevin Eugene Bradford will sign any documents necessary to remove the lien from the property.

i.

Creditor: **N/A**

Names on mortgage: **Lydia Bradford**

Date mortgage acquired: **Jul 6, 2026**

Mortgage balance: **\$54,300.00**

Monthly payment: **\$342.86**

Mortgage values estimated: **no**

This mortgage will be paid as follows after the divorce: **Lydia Bradford will pay the entire debt. Lydia Bradford will provide a copy of the divorce decree to the lender.**

Alimony

Lydia Bradford's Financial Need

9. **Lydia Bradford's** ability to earn (after taxes) is **\$1,878.00** per month. This amount is based on these sources of income:

Monthly Ability to Earn

Source	Monthly income
Work (Including self employment, wages, salaries, commissions, bonuses, tips and overtime)	\$ 0
Rental income	

\$ 500

Business income \$

Interest \$

Income from interest refers to the money you earn as a result of lending money to others or depositing money in an interest-bearing account.

Dividends \$

Dividends refer to a portion of a company's profits paid out to its shareholders as a form of return on their investment.

Retirement income \$
(including pensions, 401(k),
IRA, etc.)

Worker's Compensation \$

Social Security Disability \$
(SSDI)

Supplemental Security \$ 1378
Income (SSI)

Social Security (Other than \$
SSDI or SSI)

Private Disability Insurance \$

Unemployment benefits \$

Education benefits \$
(Including grants, loans,
cash scholarships, etc.)

Veteran's Benefits \$

Alimony (from a prior \$
marriage)

Child Support (from a prior \$ 0
order)

Payments from civil litigation \$

Payments from civil litigation refer to the compensation received by an individual or entity as a result of a legal dispute settled through the court system, such as a settlement or court-awarded damages.

Victim restitution \$

Victim restitution refers to the court-ordered payment made by a convicted offender to their victim(s) as a form of compensation for the harm or losses caused by their criminal actions.

Utah Cash Assistance \$

Family Employment Program (FEP), etc.

Federal Cash Assistance \$ _____

Temporary Assistance for Needy Families (TANF), etc.

Financial support from household members \$ _____

Financial support from household members refers to the money received by an individual from other members of their household, such as a spouse, parent, or child, to help cover living expenses or other financial obligations.

Financial support from non-household members \$ _____

Financial support from non-household members refers to the money received by an individual from someone who is not a member of their household, such as a friend, relative, or member of a charitable organization, to help cover living expenses or other financial obligations.

Trust income \$ _____

Trust income refers to the money earned by a trust, a legal arrangement where a trustee holds and manages assets on behalf of beneficiaries, typically through investments, rental income, or interest on financial instruments.

Annuity income \$ _____

Annuity income refers to the periodic payments received by an individual from an annuity, a financial product that provides a guaranteed stream of income for a fixed period or for the rest of the individual's life in exchange for a lump sum or series of payments made to the annuity provider.

_____ \$ _____

_____ \$ _____

Total Gross Monthly Income \$ 1878

Monthly Tax Deductions from Ability to Earn

Type of Deductions	Amount
Federal Income Tax	\$ _____
State Income Tax	\$ _____
Municipal Income Tax	\$ _____
FICA	\$ _____
Medicare	\$ _____
Total Monthly Tax Deductions	\$ _____

10. **Lydia Bradford's** current reasonable monthly expenses are as follows:

Rent or Mortgage	\$ 342.86
Real estate taxes (if not included in mortgage)	\$ 0
Real estate insurance (if not included in mortgage)	\$ 0
Real estate maintenance	\$ 0
Food and household supplies	\$ 0
Clothing	\$ 0
Automobile payments	\$ 0
Automobile insurance	\$ 0
Automobile fuel	\$ 0
Automobile maintenance	\$ 0
Other transportation costs (public transportation, parking, etc.)	\$ 0
Utilities (such as electricity, gas, water, sewer, garbage)	\$ 0
Telephone	\$ 0
Paid television, cable, satellite	\$ 0
Internet	\$ 0
Credit card payments	\$ 0
Loans and other debt payments	\$ 0
Alimony from previous marriages	\$ 0
Child support	\$ 0
Child care	\$ 0
Extracurricular activities for children	\$ 0
Education (children)	\$ 0
Education (self)	\$ 0
Health care insurance	\$ 0
Health care expenses	

(excluding insurance listed \$ 0
above) _____

Other _____ \$ 0
insurance _____

Entertainment \$ 0 _____

Laundry and dry cleaning \$ 0 _____

Donations \$ 0 _____

Gifts \$ 0 _____

Union and other Dues \$ 0 _____

Garnishment or income \$ 0
withholding order _____

Retirement deposits \$ 0
(including pensions, 401(k),
IRA, etc.) _____

Other _____ \$ 50

Other _____ \$ 25

Total current monthly expenses \$417.86 _____

11. **Lydia Bradford's** marital monthly expenses (expended during the marriage) are as follows:

Rent or Mortgage \$ 0 _____

Real estate taxes (if not \$ 236
included in mortgage) _____

Real estate insurance (if not \$ 110
included in mortgage) _____

Real estate maintenance \$ 50 _____

Food and household \$ 500
supplies _____

Clothing \$ 20 _____

Automobile payments \$ 0 _____

Automobile insurance \$ 152 _____

Automobile fuel \$ 50 _____

Automobile maintenance	\$ 25
Other transportation costs	\$ 0
(public transportation,	
parking, etc.)	
Utilities (such as electricity,	\$ 250
gas, water, sewer, garbage)	
Telephone	\$ 121
Paid television, cable,	\$ 115
satellite	
Internet	\$ 65
Credit card payments	\$ 0
Loans and other debt	\$ 0
payments	
Alimony from previous	\$ 0
marriages	
Child support	\$ 0
Child care	\$ 0
Extracurricular activities for	\$ 0
children	
Education (children)	\$ 0
Education (self)	\$ 0
Health care insurance	\$ 330
Health care expenses	\$ 30
(excluding insurance listed	
above)	
Other	\$ 0
insurance	
Entertainment	\$ 120
Laundry and dry cleaning	\$ 0
Donations	\$ 0
Gifts	\$ 25
Union and other Dues	\$ 3
Garnishment or income	\$ 0
withholding order	
Retirement deposits	

(including pensions, 401(k), \$ 0
IRA, etc.) _____

Other _____ \$ 30

Other _____ \$ 0

Total marital monthly expenses \$2232

12. The difference between **Lydia Bradford's** monthly net income (including child support) and monthly expenses is **\$854.00** based on **marital** expenses. This is **Lydia Bradford's** monthly financial need.

Kevin Eugene Bradford's Ability To Pay

13. **Kevin Eugene Bradford's** net income (after taxes) is **\$3,981.00** per month. This amount is based on these sources of income.

Work (Including self employment, wages, salaries, commissions, bonuses, tips and overtime)	\$ 0
Rental income	\$ 0
Business income	\$ 0
Interest	\$ 0
Dividends	\$ 0
Retirement income (including pensions, 401(k), IRA, etc.)	\$ 1700
Worker's Compensation	\$ 0
Social Security Disability (SSDI)	\$ 0
Supplemental Security Income (SSI)	\$ 0
Social Security (Other than SSDI or SSI)	\$ 2281
Private Disability Insurance	\$ 0
Unemployment benefits	\$ 0
Education benefits	

(Including grants, loans, cash scholarships, etc.)	\$ 0
Veteran's Benefits	\$ 0
Alimony (from a prior marriage)	\$ 0
Child Support (from a prior order)	\$ 0
Payments from civil litigation	\$ 0
Victim restitution	\$ 0
Utah Cash Assistance	\$ 0
Federal Cash Assistance	\$ 0
Financial support from household members	\$ 0
Financial support from non-household members	\$ 0
Trust income	\$ 0
Annuity income	\$ 0
	\$ 0
	\$ 0
Total Gross Monthly Income	\$ 3981

Monthly Tax Deductions

Type of Deductions	Amount
Federal Income Tax	\$ 0
State Income Tax	\$ 0
Municipal Income Tax	\$ 0
FICA	\$ 0
Medicare	\$ 0

Total Monthly Tax Deductions

\$ 0

14. Kevin Eugene Bradford's current reasonable monthly expenses are as follows:

Rent or Mortgage	\$ 0
Real estate taxes (if not included in mortgage)	\$ 0
Real estate insurance (if not included in mortgage)	\$ 0
Real estate maintenance	\$ 0
Food and household supplies	\$ 0
Clothing	\$ 0
Automobile payments	\$ 0
Automobile insurance	\$ 0
Automobile fuel	\$ 0
Automobile maintenance	\$ 0
Other transportation costs (public transportation, parking, etc.)	\$ 0
Utilities (such as electricity, gas, water, sewer, garbage)	\$ 0
Telephone	\$ 0
Paid television, cable, satellite	\$ 0
Internet	\$ 0
Credit card payments	\$ 0
Loans and other debt payments	\$ 0
Alimony from previous marriages	\$ 0
Child support	\$ 0
Child care	\$ 0
Extracurricular activities for children	\$ 0
Education (children)	\$ 0

Education (self)	\$ 0	
Health care insurance	\$ 0	
Health care expenses	\$ 0	
(excluding insurance listed above)		
Other insurance		\$ 0
Entertainment	\$ 0	
Laundry and dry cleaning	\$ 0	
Donations	\$ 0	
Gifts	\$ 0	
Union and other Dues	\$ 0	
Garnishment or income withholding order	\$ 0	
Retirement deposits	\$ 0	
(including pensions, 401(k), IRA, etc.)		
Other		\$ 29.9
Other		\$ 0
Total marital monthly expenses		\$29.9

15. The difference between **Kevin Eugene Bradford's** monthly net income and monthly expenses (including child support) is **\$3,951.10**. This is **Kevin Eugene Bradford's** ability to pay alimony each month.

16. **Kevin Eugene Bradford** and **Lydia Bradford** have been married for **45** years and **0** months.

17. The value of real property during the marriage is **\$595,000.00**

18. The value of personal property during the marriage is **\$50,879.00**.

Alimony Payment

19. **Kevin Eugene Bradford** will pay **Lydia Bradford** **\$1,300.00** in alimony each month.

20. These are the reasons for this amount: **We came to this amount in a mutual agreement.**

21. Alimony will start the month immediately following entry of the divorce decree.
22. The payment schedule will be:
- one half by the 5th day of each month, and
 - the other half by the 20th day of each month.
23. Alimony not paid by the 5th day of the month is past due on the 6th day of the month. Alimony not paid by the 20th day of the month is past due on the 21st day of the month. If the Office of Recovery Services is used to collect child support then ORS may also collect alimony and their payment schedule will be followed.
24. **Kevin Eugene Bradford's** alimony obligation will end the earliest of the following:
- **45** years and **0** months.
 - If **Lydia Bradford** dies.
 - If **Lydia Bradford** remarries.

Retirement money

Retirement money - annuities

25. The parties have retirement money. The owner of the retirement money (Annuity Participant) must do whatever is necessary for both parties to have full access to information about the pension plan, retirement account, money and benefits. This includes signing any forms needed for release of the information to the other party (Alternate Payee).
26. In the Annuity Participant receives any retirement money awarded to the Alternate Payee, the Annuity Participant receives that money in a constructive trust for the Alternate Payee. The Annuity Participant is ordered to pay the benefit directly to the Alternate Payee within 5 days of its receipt. Information on the pension plans and how they are to be divided is listed below:
- a.
- Account Number: **288F**
Plan Name: **MarketPower Bonus Index**
Plan Administrator: **EquiTrust Life Insurance Company**
Company Name: **EquiTrust Life Insurance Company**
Address: **PO Box 14500**
Date Opened: **Feb 10, 2020**
Plan Value: **\$423940.15**
This plan is in the name of: **Kevin Eugene Bradford**
Divide as follows: **The entire account should be awarded to Kevin Eugene Bradford.**

Duty to sign documents

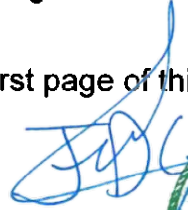
27. The parties will sign all documents necessary to comply with the divorce decree within 60 days from entry of the decree. If a party fails to sign a document within 60 days, the other party may ask the court to appoint someone to sign the document. (Utah Rule of Civil Procedure 70)

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

9/4/2026

Date

Signature ►




Judge

Signature ►

Date

Commissioner

Approved as to Form.

Other Party
Signature ►



Other Party
Name

Kevin Eugene Bradford

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: **Kevin Eugene Bradford**

Method of service: **Hand Delivery**

Address: **5845 S Lakeside Dr, Murray UT 84121**

Date of Service: **Sep 4, 2026**

09/01/2026

Date

Signature

► *Lydia Bradford*

Printed
Name

Lydia Bradford