



Matt J. Pugh (USB 16139)
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**IN THE THIRD JUDICIAL DISTRICT COURT
SALT LAKE COUNTY, STATE OF UTAH**

SRC GRANARY OWNER, LLC, a Utah
limited liability company,

Plaintiff,

vs.

ARROWHEAD SOLAR, LLC, a Utah
limited liability company,

Defendant.

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:
: **DEFAULT JUDGMENT**
:
: Case No. 260906154
:
: Judge James Gardner
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: Tier 2
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:
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This matter comes before the Court on Plaintiff SRC Granary Owner, LLC's ("SRC") Rule 55(b) Motion for Default Judgment against Defendant Arrowhead Solar, LLC ("Arrowhead"). Having reviewed the Motion, the supporting Declaration of Timothy T. Ronan, Jr., the Court's records, and for good cause appearing, the Court hereby finds as follows:

1. On August 17, 2026, the Clerk of Court entered the default certificate of Arrowhead for failure to answer, plead, or otherwise respond.

2. As established by the Verified Complaint on file and the Declaration of Timothy T. Ronan, Jr. dated September 4, 2026, SRC is entitled to a default judgment on its unlawful detainer and breach of contract claims against Arrowhead.
3. SRC is therefore entitled to damages in the principal sum of \$87,298.62.

ORDER

IT IS HEREBY ORDERED, under Rule 55(b) of the Utah Rule of Civil Procedure, that default judgment is entered in favor of SRC and against Arrowhead as follows:

- (a) Principal damages in the amount of \$87,298.62;
- (b) Post-judgment interest on the judgment amount at the rate of ten percent (10%) per annum as set forth in the lease agreement between the parties;
- (c) Declaration of the forfeiture of all of Arrowhead's rights under the lease agreement between the parties in accordance with Utah Code Section 78B-6-811(1)
- (b);
- (d) An order of restitution in the form filed concurrently with this judgment that directs Arrowhead to vacate the premises, remove its personal property, and restore possession of the premises to SRC, or be forcibly removed by a sheriff or constable, in accordance with Utah Code Sections 78B-6-811(1)(b) and 78B-6-812(2); and
- (e) Such other and further relief as the Court deems just.

//END OF ORDER//

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

CERTIFICATE OF SERVICE

I hereby certify that on the 22nd day of September, 2026, I caused to be electronically filed the foregoing DEFAULT JUDGMENT and to be served via the Court's electronic system on all parties of record, with a copy mailed to the following:

Arrowhead Solar, LLC
c/o Cassie Fisher, registered agent
230 N 1680 E, STE M-2
St. George, UT 84790

/s/ Matt J. Pugh