The Order of the Court is stated below:
Dated: October 22, 2026 09:32:07 AM **/s/** DEREK WILLIAMS District Court Judge

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

In the Matter of the Marriage of KENNETH RUSSEL DAHL, Petitioner, and LAUREN MICHELLE KESLER Respondent.	**DECREE OF DIVORCE** Case No: 264904773 Judge: Derek Williams Commissioner: Renee Blocher

The parties, Kenneth Dahl, ("Kenny") and Lauren Kesler, ("Lauren"), reached a final resolution (*Stipulation and Settlement Agreement*) which was filed with the court on October 12, 2026. The Court, having reviewed the documents on file in this case, and being fully informed on the issues raised therein,, having received and accepted the parties' Stipulation and Settlement Agreement, and having signed and entered its Findings of Fact and Conclusions of Law, it is hereby

ORDERED, ADJUDGED, AND DECREED

The parties' marital relationship is hereby dissolved, absolute and final, by the entry of this *Decree*.

1. Real Property. The marital residence located at 7645 S. 2375 E., Cottonwood Heights, UT 84121 shall be awarded to Kenny. Effective July 1, 2026, Kenny shall be solely responsible for all debts, liabilities, taxes, insurance, and obligations associated with the property, and he shall hold Lauren harmless thereon. Lauren shall vacate the residence within thirty (30) days of the parties signing this Stipulation. She shall leave the home in broom-clean condition and remove all of her personal belongings by that date. Because Kenny is the only individual listed on the existing mortgage, he is not required to refinance the home. Kenny intends to obtain a Home Equity Line of Credit (HELOC) for the purpose of paying Lauren her majority share of the equity. The value of the home is $565,000 as determined by an appraisal conducted by Bodell Appraisers, Inc. The mortgage outstanding on the home is $457,076.66. Kenny shall pay Lauren $50,000 from the HELOC and the remaining $5000 to be paid out of cash. Within seven (7) days of receiving her full equity payment, Lauren shall execute a Quit Claim Deed transferring all of her interest in the property to Kenny.

2. Personal Property. During the course of the marriage relationship, the parties have acquired personal property. Said personal property of the parties shall be distributed such that the person receiving the item shall be responsible for any associated debt with the item. The division shall be as follows:

Item Description:	*Awarded to:*
Truck	Kenny
Jeep	Kenny. Kenny shall pay Lauren $6,500 as her share of equity in the vehicle to be paid out of his share of his

	401(k).

a. Other items not listed herein shall be divided equitably between the parties as the parties may agree. If the parties cannot agree, they shall return to mediation.

3. Debts. The parties acquired debts during the marriage. Each party will assume, indemnify, and hold the other harmless from liability on, the following debts:

Debt Description:	*Obligation of:*
Debt in Kenny's name	Kenny
Debt in Lauren's name	Lauren

a. Accumulation of Debt: Neither party shall incur any additional liability on joint credit cards.

b. Other Debts: The parties are aware of no other joint debts not otherwise addressed in this agreement and each shall pay any and all separate debts in their own names. Shall other joint debts be later discovered, it is just and proper that the person responsible for incurring the debt shall be responsible for paying it. Furthermore, the parties shall hold the other harmless in the event of their refusal in payment of any joint obligation.

c. Delinquency in Payments: If either party is obligated on a joint-secured debt, the payment of that debt must remain current. In the event that a payment is not paid in a timely manner, the secured asset must be placed immediately on the market for sale in order to protect the joint debtors. A party who makes payment on a delinquent debt in order to protect his or her credit rating, may seek

reimbursement of the payment of that debt in addition to interest and attorney's fees from the other party.

4. Bank Accounts/Retirement. The parties acquired certain bank accounts and retirement accounts. The accounts shall be split as follows and any checking and savings accounts and joint accounts shall be closed within 14 days of the stipulation.

Description:	*Awarded To:*
HSA	$3,362.12 to Lauren, to be paid out of Kenny's share of his 401K.
Roth IRA	$5,000 to Lauren, to be paid out of Kenny's share of his 401K.
Brokerage Account	$5,000 to Lauren, to be paid out of Kenny's share of his 401K.
401K	$90,487.88 to Lauren, (Lauren's share in 401(k) of $65,150.66, + $25,337.22 of property settlement.
Checking Account	$4,650 to Lauren, to be paid out of Kenny's share of his 401K.

5. Alimony. Neither party shall be awarded alimony. Both parties waive and relinquish the right to receive alimony from the other both now and in the future.

6. Deeds and Titles: 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.

*****ENTERED BY THE COURT ON THE DATE AND AS INDICATED BY THE COURT'S SEAL AT THE TOP OF THE FIRST PAGE*****

APPROVED AS TO FORM THIS 15th day of October 2026:

/s/ Lauren Kesler
LAUREN KESLER
Pro-Se Litigant
Esigned with permission

RESPECTFULLY SUBMITTED this 16th day of October 2026:

JR LAW GROUP, PLLC

/s/ Erica A Lewis
ERICA A. LEWIS
Attorney for Kenneth Dahl, Petitioner

RULE 7 NOTICE

Pursuant to Rule 7 of the Utah Rules of Civil Procedure a true and correct copy of the above ***Decree of Divorce*** was served by being emailed on the 16th day of October 2026, to the following parties. Notice of objections to this order must be submitted to the Court and counsel within seven days after service. Shall no objections to this order be submitted to the Court and counsel within seven days after service, this Order shall be presented to the Court for entry and signature.

LAUREN KESLER

Lauren_Kesler@hotmail.com

CERTIFICATE OF SERVICE

I hereby certify that on the 16th day of October 2026, I caused a true and correct copy of the foregoing proposed **DECREE OF DIVORCE**, to be electronically served on each of the following by the method indicated below:

E-MAIL:
LAUREN KESLER
Lauren_Kesler@hotmail.com

JR LAW GROUP, PLLC

/s/ Hanah Jo Cohen
HANAH JO COHEN
Paralegal for JR Law Group, PLLC