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Attorney for Wife

IN THE SECOND JUDICIAL DISTRICT COURT, WEBER COUNTY
OGDEN DEPARTMENT, STATE OF UTAH

In the matter of the marriage of:	DECREE OF DIVORCE
SARA NICOLE MOHRMAN, Petitioner/Wife,	
and	Case No: 254902004
SCOTT ALEXANDER MOHRMAN, Respondent/Husband.	Judge: Catherine Conklin
	Commissioner: Brandon Richards

This matter came before the Court by way of Petitioner's Petition for Decree of Divorce and Respondent's Counter-Petition; the Stipulation of the parties, and the Findings of Fact/Conclusions of Law; all of which have been submitted to the Court. Petitioner is represented by attorney Benjamin G. Larsen and Respondent is represented by attorney Peter E. Bracken.

After reviewing the pleadings on file in this matter and having been fully advised in the premises, it is hereby ORDERED, ADJUDGED AND DECREED as follows:

1. Residency. The Petitioner is a bona fide resident of Weber County, State of Utah, and has been for three months immediately prior to the filing of this action.
2. Marriage Statistics. The parties were married on June 20, 2009 in Schuyler

County, New York, United States and are presently married.

3. Grounds. The parties are presently married and are obtaining a divorce.

During the course of the marriage the parties have experienced difficulties that cannot be reconciled that have prevented the parties from pursuing a viable marriage relationship.

This Decree of Divorce is granted on the basis of irreconcilable differences of the parties pursuant to Utah Code Ann. §81-4-405.

4. Children. The parties have no minor children and none are expected.

FINANCIAL ITEMS AND ASSET DISTRIBUTION

5. Taxes. The parties shall file separate tax returns for 2026.

6. Real Property. The marital property located at 1019 27th Street Ogden, UT is awarded to Scott with all debts and liabilities including the loan for the HVAC. Scott shall hold the Sara harmless on all debts and liabilities associated with the home. The parties agree that there is no equity in the home.

7. 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:

<i>Item Description:</i>	<i>Awarded to:</i>
Photography Equipment	Scott
Tesla	Scott
Honda	Sara
Quincy (DOG)	Sara

- a. Each party is awarded their own personal property and effects and that

property which is now in their individual possession or under their individual control, except as indicated within this stipulation.

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

<i>Debt Description:</i>	<i>Obligation of:</i>
IRS Tax Debt	Scott
Scott's Best Egg account	Scott
HVAC LOAN	Scott
AMEX	Scott
Bank of America	Scott
JP Morgan Chase	Scott
Chase Business	Sara
Sara's Best Egg account	Sara
Capital One	Sara
Discover Card	Sara

- a. The parties shall refinance any debt other than that listed below that is in the other party's name within 90 days from the signing of this agreement.
- b. For the HVAC loan Scott shall ensure that all payments are made on time. If the payment is more than 30 days delinquent, he shall immediately refinance the loan. Scott shall provide login access to the account so Sara can verify payments, Sara shall not make any modifications to the account.
- c. Accumulation of Debt. Neither party shall incur any additional liability on joint credit cards.
- d. Other Debts. The parties are aware of no other joint debts not otherwise

addressed in their Stipulation and Settlement Agreement and each shall pay any and all separate debts in their own names. Should 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.

- e. 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.

9. Checking and Saving Accounts. Each party is awarded monies in their own separate checking and savings accounts.

10. Retirement Accounts.

- a. The parties shall equally divide all retirement, investment, 401k, Roth IRA and regular IRA's from the date of marriage until the date of the entry of the signing of the parties' Stipulation. The parties shall split the accounts to compensate so that each party has 50% of the total retirement funds with the parties sharing equally in gains and losses. The parties shall

equally split the cost associated with splitting the accounts, if any.

- b. Scott hereby verified that he has not removed any funds or interests in any retirement or investment account from the date of filing of the Petition for Divorce through the date of signing of the parties' Stipulation. If Scott has withdrawn any funds or interests in his retirement or investment accounts during the pendency of this action these funds shall be reduced from his 50% interest with Sara's 50% interest being based on the amounts excluding any withdrawals.

11. Business Interest. Sara shall be awarded 100% of the business interest in

Main

Street Mercantile and all associated income, assets, intellectual property, debts, liability, and tax consequences.

12. Name. Sara shall have the option of restoring her name to Sara Nicole Karavida.

13. Alimony. Scott shall pay Sara \$50,000 as a lump sum payment for alimony within 90 days from the date of the parties' Stipulation. Scott shall pay Sara \$880.00 no later than ½ by the 5th of the month and ½ on the 20th of the month until this lump sum is paid in full. Any amounts paid to Sara prior to the full lump sum being paid shall be reduced from the \$50,000.00 (if \$880 is the only amount paid prior to the full lump sum payout, Scott would owe Sara \$49,120.00).

14. 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 this Decree of Divorce and are necessary to implement this Decree of Divorce.

15. Full Disclosure. The parties each indicated that there has been a complete accurate and current disclosure of all income, assets, and liabilities. Both parties understood and agreed that any failure to provide complete disclosure may constitute perjury. The property referred to in the parties' Stipulation represented all the property which either party has any interest in or right to, whether legal or equitable, owned in full or in part by either party, separately or by the parties jointly.

16. Attorney's Fees and Costs. Each party is ordered to assume his or her own costs and attorney's fees incurred in this action.

17. Final Stipulation. The parties' Stipulation is entire and complete and embodies all understandings and agreements between the parties. No prior or contemporaneous oral or written agreements or matters outside of the parties' Stipulation shall have any force or effect. The parties are aware that they have a right to proceed to trial in this matter to present all of their evidence and witnesses but waived this right. The parties are satisfied that their Stipulation is fair and reasonable. There are no questions the parties have to ask or unresolved issues that need to be addressed. All issues either party wishes to raise have been incorporated in the parties' Stipulation.

18. Mutual Restraining Order. Both parties are mutually restrained from harassing, annoying, or otherwise bothering the other party or from committing any

domestic violence or abuse against the other party, and from allowing third parties to do what they themselves are restrained from doing.

BY THE COURT:

The Judge's electronic signature appears on the top of page 1.

Catherine Conklin

District Court Judge

In accordance with the Utah State District Court e-filing standards No. 4, and URCP 10(e), this document does not bear the handwritten signature of the Judge but instead displays an electronic signature at the upper-right-hand corner of the first page of this order along with the Court's seal and the date and time this order was executed.

DECREE OF DIVORCE - Approved as to Form and Substance: *Also, by signing below I give my approval and authorization to Attorney Benjamin G. Larsen to electronically sign my signature on my behalf when this document is e-filed with the Court. I understand that due to the requirement of the Court that this document must be submitted in RTF format, and that when it is converted, it may not look the same.*

Approved as to Form:

/s/ Peter E. Bracken

E-signed by Benjamin G. Larsen with permission (via email dated 6/2/2026)

Peter E. Bracken

Attorney for Respondent

RULE 7(j) NOTICE

Please take notice that you have seven (7) days from the date this order is served upon you to object to the form to this order. If you fail to do so the order may be entered without further notice to you.

CERTIFICATE OF SERVICE

I certify that a true and correct version of the foregoing was served upon Respondent's attorney via email (peter@burtonlawfirm.com) on May 29, 2026.

/s/Julie Simpson

Julie Simpson

Legal Assistant to Benjamin G. Larsen

