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*Attorney for the United Effort Plan Trust*

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

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IN THE MATTER OF THE  
UNITED EFFORT PLAN TRUST,

(Dated November 9, 1942, Amended April 10, 1946, and Amended and Restated on November 3, 1998); and its TRUSTEES, including known trustees TRUMAN BARLOW, WARREN JEFFS, LEROY JEFFS, WINSTON BLACKMORE, JAMES ZITTING and WILLIAM E. JESSOP a/k/a WILLIAM E. TIMPSON and DOE TRUSTEES I THROUGH IX.

**NOTICE OF INTENT TO DISTRIBUTE  
PROPERTY (NINTH ROUND)**

Civil No. 053900848

Judge Richard D. McKelvie

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Pursuant to the Court's February 26, 2016 Order: (1) Transferring Additional Duties and Authority to the Board; and (2) Reducing Court Oversight ("Order"), the United Effort Plan Trust ("Trust") provides notice that the Trust's Board of Trustees ("Board") anticipates distributing Trust property as specified below:

**I. EXPLANATION OF DISTRIBUTIONS**

The Board has reviewed the Petitions for Benefits filed by certain petitioning members of the Trust's beneficiary class identified in Part II below ("Petitioners") and has personally met with those Petitioners. Based thereon, the Board has determined that the Trust will transfer to the

Petitioners identified below certain properties, including improvements, as more particularly set forth below. The decisions of the Board have been based upon the Board members' life experiences, good judgment, common sense, and in consideration of the factors listed in section 6.4 of the Reformed Declaration of Trust.

The proposed distribution to each Petitioner is conditioned upon the Petitioner's payment to the Trust of a specified sum ("Distribution Price"), which sum has been determined by the Board, taking into consideration the factors of the Reformed Declaration of Trust, the value of the land, the value of the improvements, and the amount of unpaid occupancy fees associated with the property, as set forth below. In addition, the Petitioner receiving any distribution hereunder shall pay any and all additional costs for closing the transaction and title insurance premiums.

## II. PROPERTY TO BE DISTRIBUTED

1. The Board proposes to distribute to Bygnal Dutson Jr., property which consists of approximately 0.97 acres located at 920 N Pinion Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 4, LOT 21, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$87,600.00

b. Distribution Price

Land:	\$6,337.98
Improvements:	\$0.00
<u>Unpaid Occupancy Fees:</u>	<u>\$200.00</u>

**Total:** **\$6,537.98**

2. The Board proposes to distribute to Guy Timpson property which consists of approximately 1.84 acres located at 260 E Uzona Avenue, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 8, LOT 8, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$340,810.00

b. Distribution Price

Land:	\$12,022.56
Improvements:	\$49,243.50
<u>Unpaid Occupancy Fees:</u>	<u>\$4,000.00</u>

**Total:** **\$65,266.06**

3. The Board proposes to distribute to Thomas R. Rohbock property which consists of approximately 0.91 acres located at 685 N Elm Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 2, LOT 39, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$49,400.00

b. Distribution Price

Land:	\$5,945.94
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Improvements:	\$27,580.00
<u>Unpaid Occupancy Fees:</u>	<u>\$0.00</u>
<b>Total:</b>	<b>\$33,525.94</b>

4. The Board proposes to distribute to John Young Shapley property which consists of approximately 1.0 acre located at 865 N Redwood Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 4, LOT 35, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$124,800.00

b. Distribution Price

Land:	\$6,534.00
Improvements:	\$80,360.00
<u>Unpaid Occupancy Fees:</u>	<u>\$200.00</u>
<b>Total:</b>	<b>\$87,094.00</b>

5. The Board proposes to distribute to Jeremiah S. Barlow property which consists of approximately 0.92 acres located at 380 W Uzona Avenue, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 6, LOT 30, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$146,300.00

b. Distribution Price

Land:	\$6,011.28
Improvements:	\$20,445.00
<u>Unpaid Occupancy Fees:</u>	<u>\$8,550.00</u>
<b>Total:</b>	<b>\$35,006.28</b>

6. The Board proposes to distribute to Rachel Timpson and Tamara Barlow property which consists of approximately 0.96 acres located at 920 N Redwood Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 4, LOT 13, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$53,200.00

b. Distribution Price

Land:	\$6,272.64
Improvements:	\$38,880.00
<u>Unpaid Occupancy Fees:</u>	<u>\$0.00</u>
<b>Total:</b>	<b>\$45,152.64</b>

7. The Board proposes to distribute to Tracy Barlow Jr., property which consists of approximately 0.85 acres located at 725 N Willow Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 1, LOT 5, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$115,100.00

b. Distribution Price

Land:	\$5,553.90
Improvements:	\$94,590.00
<u>Unpaid Occupancy Fees:</u>	<u>\$200.00</u>

**Total: \$100,343.90**

8. The Board proposes to distribute to David Williams property which consists of approximately 0.91 acres located at 665 N Oak Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 2, LOT 24, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER’S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$25,600.00

b. Distribution Price

Land:	\$5,945.94
Improvements:	\$14,040.00
<u>Unpaid Occupancy Fees:</u>	<u>\$200.00</u>

**Total: \$20,185.94**

9. The Board proposes to distribute to Lehi Steed property which consists of approximately 0.8 acres located at 740 N Oak Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 1, LOT 7, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER’S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$138,000.00

b. Distribution Price

Land:	\$5,227.20
Improvements:	\$89,600.00
<u>Unpaid Occupancy Fees:</u>	<u>\$9,822.74</u>

**Total: \$104,649.94**

10. The Board proposes to distribute to Quincy Jessop property which consists of approximately 0.42 acres located at 190 W Field Avenue, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 6, LOT 23, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$21,700.00

b. Distribution Price

Land:	\$2,744.28
Improvements:	\$0.00
<u>Unpaid Occupancy Fees:</u>	<u>\$0.00</u>

**Total: \$2,744.28**

11. The Board proposes to distribute to Pamela Black property which consists of approximately 0.83 acres located at 40 W Utah Avenue, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 7, LOT 4, ACCORDING TO

THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER’S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$161,400.00

b. Distribution Price

Land:	\$5,423.22
Improvements:	\$68,130.00
<u>Unpaid Occupancy Fees:</u>	<u>\$200.00</u>
<b>Total:</b>	<b>\$73,753.22</b>

12. The Board proposes to distribute to Shawn Stubbs property which consists of approximately 0.91 acres located at 685 N Juniper Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 2, LOT 31, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER’S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$97,800.00

b. Distribution Price

Land:	\$5,945.94
Improvements:	\$79,020.00
<u>Unpaid Occupancy Fees:</u>	<u>\$100.00</u>
<b>Total:</b>	<b>\$85,065.94</b>

13. The Board proposes to distribute to Lorin Cooke property which consists of approximately 1.11 acres located at 685 N Hildale Street, Hildale, Washington County, State of



Utah, and legally described as SHORT CREEK SUBDIVISION 8, LOT 6, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$311,500.00

b. Distribution Price

Land:	\$7,252.74
Improvements:	\$22,590.00
<u>Unpaid Occupancy Fees:</u>	<u>\$9,800.00</u>

**Total: \$39,642.74**

14. The Board proposes to distribute to Derick Holm property which consists of approximately 0.91 acres located at 645 N Juniper Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 2, LOT 33, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$42,600.00

b. Distribution Price

Land:	\$5,945.94
Improvements:	\$29,340.00
<u>Unpaid Occupancy Fees:</u>	<u>\$0.00</u>

**Total: \$35,285.94**

15. The Board proposes to distribute to Olea Black property which consists of approximately 1.3 acres located at 180 E University Avenue, Colorado City, Mohave County, State of Arizona, and described as Assessor's Parcel No. 404-33-024, and also described as

POR OF THE NE4 SW4 SW4 DESC AS: BEG S321.75' FR TH NE COR OF SD NE4 SW4 SW4; TH S 338.25'; TH W234.33'; TH N3 38.25'; TH E234.33' TO POB EXCEPT THE E & S43'; CONT 1.30AC 404-33-008 SPLIT INTO (404-33-024 & ROADS),

which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$107,574.00

b. Distribution Price

Land:	\$8,494.20
Improvements:	\$57,748.80
<u>Unpaid Occupancy Fees:</u>	<u>\$100.00</u>

<b>Total:</b>	<b>\$66,343.00</b>
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16. The Board proposes to distribute to Rayo J. Barlow property which consists of approximately 2.2 acres located at 1160 N Canyon Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 10, LOT 13, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$87,500

b. Distribution Price

Land:	\$14,374.80
Improvements:	\$54,640.00
<u>Unpaid Occupancy Fees:</u>	<u>\$0.00</u>
<b>Total:</b>	<b>\$69,014.80</b>

17. The Board proposes to distribute to Johnathan Quinton property which consists of approximately 0.37 acres located at 340 E Field Avenue, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 8, LOT 13, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$89,100.00

b. Distribution Price

Land:	\$2,417.58
Improvements:	\$55,370.00
<u>Unpaid Occupancy Fees:</u>	<u>\$2,700.00</u>
<b>Total:</b>	<b>\$60,487.58</b>

18. The Board proposes to distribute to Ida T. Johnson property which consists of approximately 0.88 acres located at 445 W Utah Avenue, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 1, LOT 19, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$343,000.00

b. Distribution Price

Land:	\$5,749.92
Improvements:	\$49,950.00
<u>Unpaid Occupancy Fees:</u>	<u>\$7,798.00</u>
<b>Total:</b>	<b>\$63,497.92</b>

19. The Board proposes to distribute to Kenneth A. Jessop property which consists of approximately 0.65 acres located at 755 N Hammon Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 6, LOT 11, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$70,300.00

b. Distribution Price

Land:	\$4,247.10
Improvements:	\$42,210.00
<u>Unpaid Occupancy Fees:</u>	<u>\$0.00</u>
<b>Total:</b>	<b>\$46,457.10</b>

20. The Board proposes to distribute to Llana Barlow property which consists of approximately 1.03 acres located at 1060 N Canyon Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 10, LOT 21, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
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County Assessed Value: \$309,800.00

b. Distribution Price

Land: \$6,730.02  
Improvements: \$0.00  
Unpaid Occupancy Fees: \$0.00

**Total: \$6,730.02**

21. The Board proposes to distribute to Albert M. Jessop property which consists of approximately 0.94 acres located at 860 N Hildale Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 9, LOT 36, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal: None  
County Assessed Value: \$115,300.00

b. Distribution Price

Land: \$6,141.96  
Improvements: \$0.00  
Unpaid Occupancy Fees: \$0.00

**Total: \$6,141.96**

22. The Board proposes to distribute to Linda Chatwin property which consists of approximately 1.51 acres located at 920 N Canyon Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 9, LOT 20, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$82,800.00

b. Distribution Price

Land:	\$9,866.34
Improvements:	\$49,910.00
<u>Unpaid Occupancy Fees:</u>	<u>\$0.00</u>

**Total: \$59,776.34**

23. The Board proposes to distribute to Nathaniel Barlow property which consists of approximately 0.91 acres located at 660 N Juniper Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 2, LOT 29, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$155,600.00

b. Distribution Price

Land:	\$5,945.94
Improvements:	\$0.00
<u>Unpaid Occupancy Fees:</u>	<u>\$5,800.53</u>

**Total: \$11,746.47**

24. The Board proposes to distribute to Gracanne Fischer property which consists of approximately 0.91 acres located at 685 N Oak Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 2, LOT 23, ACCORDING TO

THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER’S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$159,000.00

b. Distribution Price

Land:	\$5,945.94
Improvements:	\$0.00
<u>Unpaid Occupancy Fees:</u>	\$9,858.56
<b>Total:</b>	<b>\$15,804.50</b>

25. The Board proposes to distribute to Cade Johnson and Angela Blackmore Johnson vacant land which consists of approximately 1.01 acres located at 985 N Pinion Street, Hildale, Washington County, State of Utah, and legally described as SHORT CREEK SUBDIVISION 4, LOT 9, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER’S OFFICE.

a. Valuation

Appraisal:	None
County Assessed Value:	\$10,000.00

b. Distribution Price

Land:	\$6,599.34
Improvements:	\$0.00
<u>Unpaid Occupancy Fees:</u>	\$0.00
<b>Total:</b>	<b>\$6,599.34</b>

26. The Board proposes to distribute to Terril Johnson Jr., property which consists of approximately 0.86 acres located at 765 N Elm Street, Hildale, Washington County, State of

Utah, and legally described as SHORT CREEK SUBDIVISION 2, LOT 3, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE, which property includes a residence.

a. Valuation

Appraisal:	None
County Assessed Value:	\$82,300.00

b. Distribution Price

Land:	\$5,619.24
Improvements:	\$57,840.00
<u>Unpaid Occupancy Fees:</u>	\$0.00

<b>Total:</b>	<b>\$63,459.24</b>
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### III. PROCEDURE

Pursuant to the Order, this notice ("Notice") will be filed with the Court and posted on the Trust website ([www.ueptrust.com](http://www.ueptrust.com)). Any interested person or party who elects to challenge the Board's decision to distribute any of the property described in this Notice must, within ten calendar days of filing this Notice, file with the Court a written objection to the Notice and a request to submit ("Objection").

Upon filing of an Objection, the Court will make a determination whether the Board's decision as described in the Notice needs further judicial review, and if so, will notify the Board within five calendar days of the filing of the Objection. In such case, the Board's decision will not be authorized until the Court makes a specific ruling.

However, the filing of an Objection will not stay the Trust from implementing the distribution described in this Notice, unless the Court affirmatively determines that the Board's



decision needs further judicial review and so notifies the Board within five calendar days of the filing of the Objection.

If no Objection is timely filed within ten calendar days after filing and publicizing the Notice in accordance with the Order, the Board's decision to distribute becomes operative and may be implemented by the Trust in accordance with the Order.

DATED this 11<sup>th</sup> day of September, 2017.

JDIXON LAW, P.C.

/s/ Jason N. Dixon  
Jason N. Dixon  
*Attorney for the United Effort Plan Trust*

#### **CERTIFICATE OF SERVICE**

I hereby certify that a true and correct copy of the foregoing **NOTICE OF INTENT TO DISTRIBUTE PROPERTY (NINTH ROUND)** was served September 11, 2017 via the Court's Notice of Electronic Filing (NEF) system to the attorneys of record signed up for e-filing and via-email to the following:

Ronald Rohbock (attaenterprise@gmail.com)

/s/ Jason N. Dixon  
Jason N. Dixon