

## **2019 ANNUAL REPORT OF THE UNITED EFFORT PLAN TRUST**

This 2019 Annual Report of the United Effort Plan Trust ("**Trust**") has been prepared at the direction of its Board of Trustees, in accordance with Section 5.6.1 of the Reformed Declaration of Trust of the United Effort Plan Trust, dated October 25, 2006. In addition to fulfilling the reporting requirements of part (b) of that Section, the report provides a review of Trust activity during the past fiscal year.

### **HISTORICAL BACKGROUND**

On October 25, 2006, the Third District Court, Salt Lake City, State of Utah, reformed the original UEP Trust and established the Reformed Declaration of Trust of the United Effort Plan Trust. Initially, a Special Fiduciary was appointed to manage the Trust until such time as the Court deemed appropriate.

On February 26, 2016, the Court issued an Order: (1) Transferring Additional Duties and Authority to the Board; and (2) Reducing Court Oversight, which effectively transferred responsibility and authority for Trust administration from the Special Fiduciary to the Trust's Board of Trustees ("**Board**"). The Fiduciary's only remaining responsibilities were preparation and filing of the Trust's annual reports with the Court, the negotiation and litigation of Canadian case no. S-062628, Bruce R. Wisan v. Bountiful Elementary School et al., the exercise of subpoena powers, and the winding up of professional fees and costs incurred by the Special Fiduciary prior to the Order.

At a June 18, 2019 hearing, the Court noted that since the February 26, 2016 order, the Board had exercised primary responsibility for administering the Trust in accordance with the orders of the Court and the Trust document itself. It also found that the Board was in a position to effectively administer the Trust without court oversight. Accordingly, the Court gave the Board full authority and responsibility for administration of the Trust in accordance with its provisions, terminated the appointment of the Special Fiduciary, and closed the probate case.

In 2019 and as of the beginning of 2020, the Board consists of the following individuals:

1. Arnold Richter (President)
2. Shirlee Draper (Vice-President)
3. Don Timpson
4. Jean Allred
5. Ramona Barlow
6. Ray Jessop, Jr.
7. Leonard Black

The Board established the position of Executive Director of the Trust to manage day to day operations of the Trust and to implement and carry out Board policies and decisions. Jeff J Barlow currently serves as Executive Director.

The Board holds public meetings monthly to keep Trust Participants informed of issues that affect them directly and to answer Participants' questions about the Trust. Additionally, the Board meets monthly to review Petitions for Benefits, to interview trust Participants, and to make decisions with respect to those petitions.

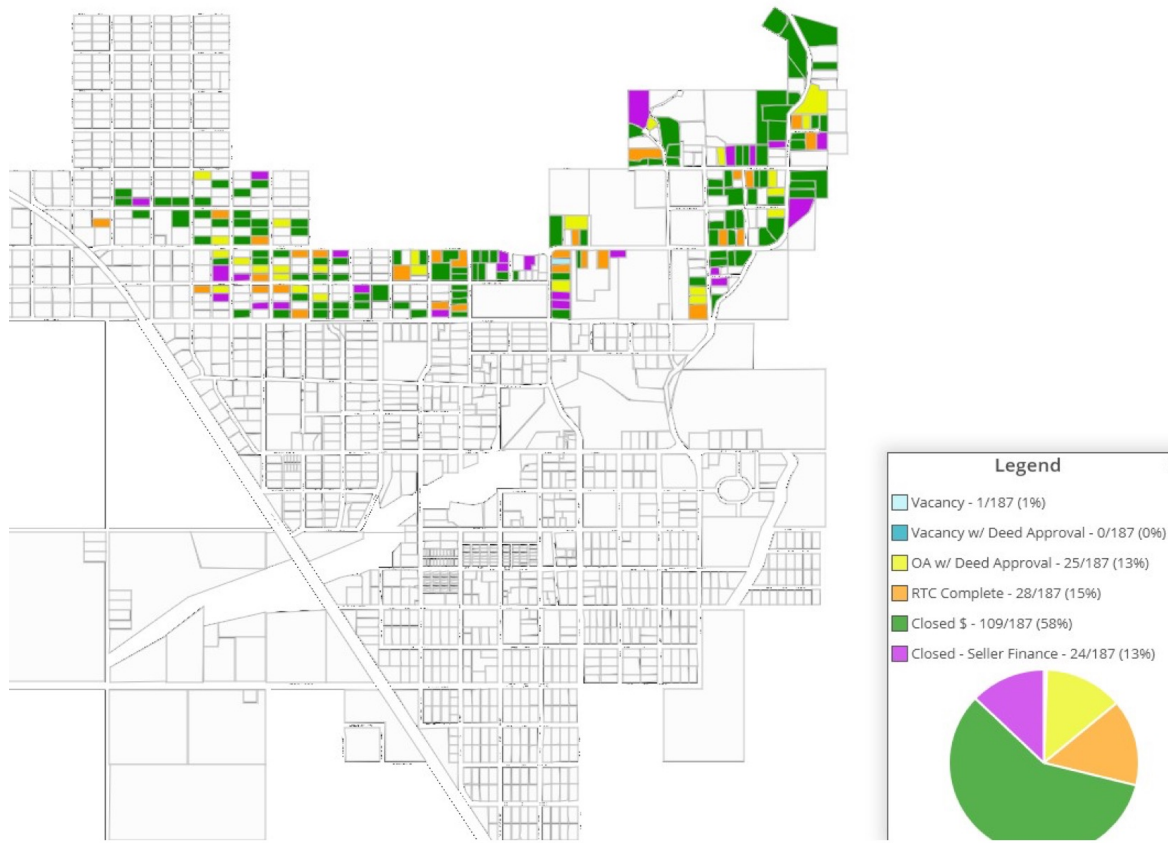
The Board has also established an Advisory Board, consisting of persons who reside or have resided on Trust property in Canada, to advise the Trust with respect to issues relating to the Trust's Canadian property.

### **TRUST MANAGEMENT AND ACTIVITIES**

#### **I. Real Property and Related Issues.**

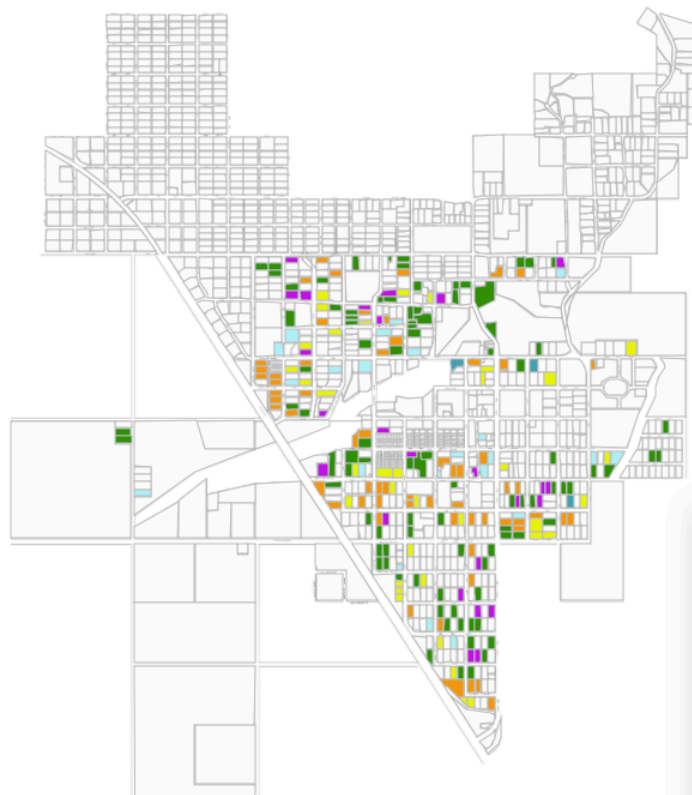
##### **A. Residential Property.**

As the primary purpose of the Trust is to provide for Participant's just wants and needs with respect to housing, the Trust continues to distribute deeds to residential properties in Hildale, Utah. Most of the homes in Hildale, Utah, have been approved and distributed by the Board in accordance with the Court approved process for distribution to Trust Participants. Some of these Participants have not closed on their transactions. The Trust is actively reaching out to these Participants to encourage them to close. The map below shows Utah properties and what stage they are at in the distribution and closing process.



With the 2017 recording of Short Creek Subdivision in Colorado City and the issuance of a Public Subdivision Disclosure Report by the Arizona Department of Real Estate in late 2018, the last obstacle to legal conveyance of Trust property to Participants was taxes. The newly subdivided lots were jointly and severally liable for past due property taxes of the mother parcel from which they were split. The Trust was able to resolve this issue by obtaining a secured loan from a private lender which enabled the Trust to pay delinquent property tax obligations for all master parcels. With every conveyance, all past due taxes are paid by the Trust Participant or, in cases where the Trust has cleared the tax lien to prevent a tax lien foreclosure sale or otherwise paid property taxes, the Trust has recouped those costs from the Participant at closing.

In 2019 the Trust conveyed 143 residential properties in Arizona to Trust Participants. The status of Arizona property distributions as of the date of this report are shown on the map below.



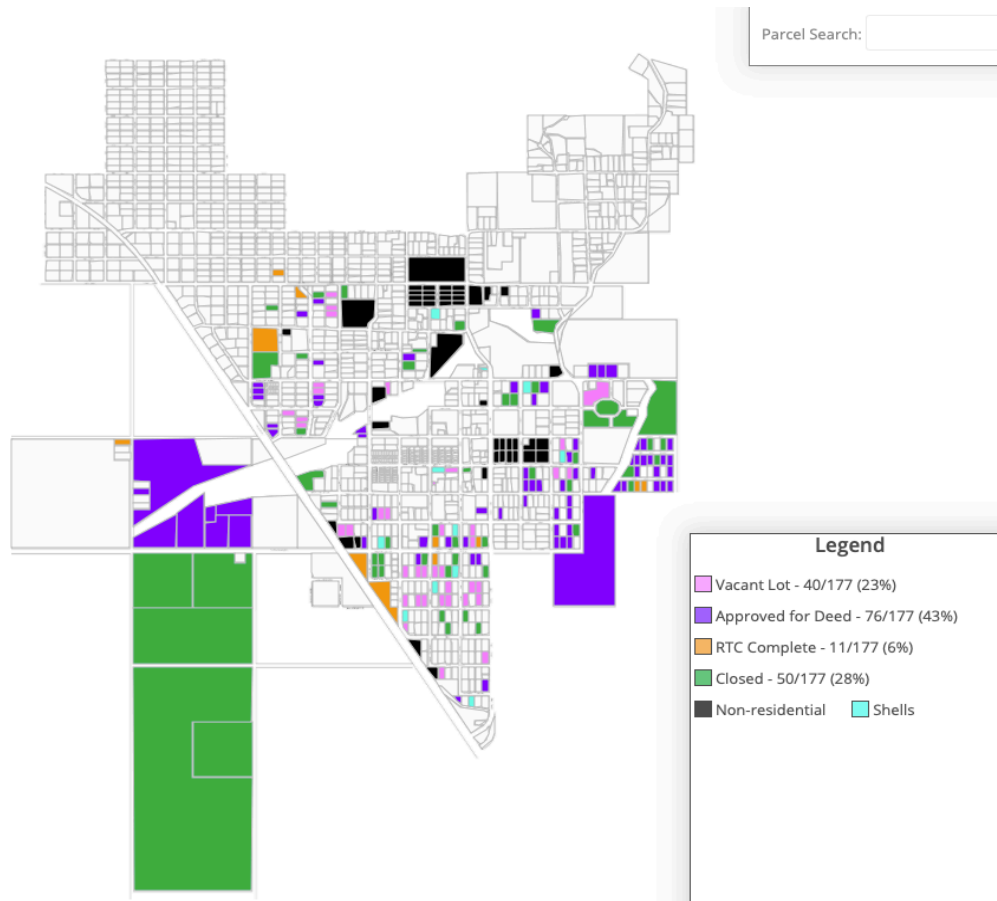
Parcel Search:

#### Legend

Edit

- Vacancy - 23/245 (9%)
- Vacancy w/ Deed Approval - 3/245 (1%)
- OA w/ Deed Approval - 36/245 (15%)
- RTC Complete - 63/245 (26%)
- Closed \$ - 95/245 (39%)
- Closed - Seller Finance - 25/245 (10%)

Additionally, in Arizona the Trust has closed on the empty lots shown in the map on the following page:



#### B. Distribution and Valuation Process.

While the Trust was under Court supervision, distribution decisions made by the Board had to be noticed to the public and approved by the Court. While that is no longer the case, the Board has elected to still publish notice of each decision to transfer property. This is in an effort to provide all Participants notice and an opportunity to object before transferring property.

Additionally, the Board has developed a new rubric for valuing property when a distribution will be anything less than full. Previously, the Board relied upon the tax assessed value of a property, as determined by the Mohave County Assessor's Office, when calculating a final distribution price. In many cases the Board had to make significant downward adjustments to the County's valuation based on the actual condition of the property. After making so many adjustments, the Board now follows its own formula to arrive at a more accurate and fair value of the property. This development will benefit many Participants who do not qualify for a full distribution and avoid the need for them to contest property values at the County.

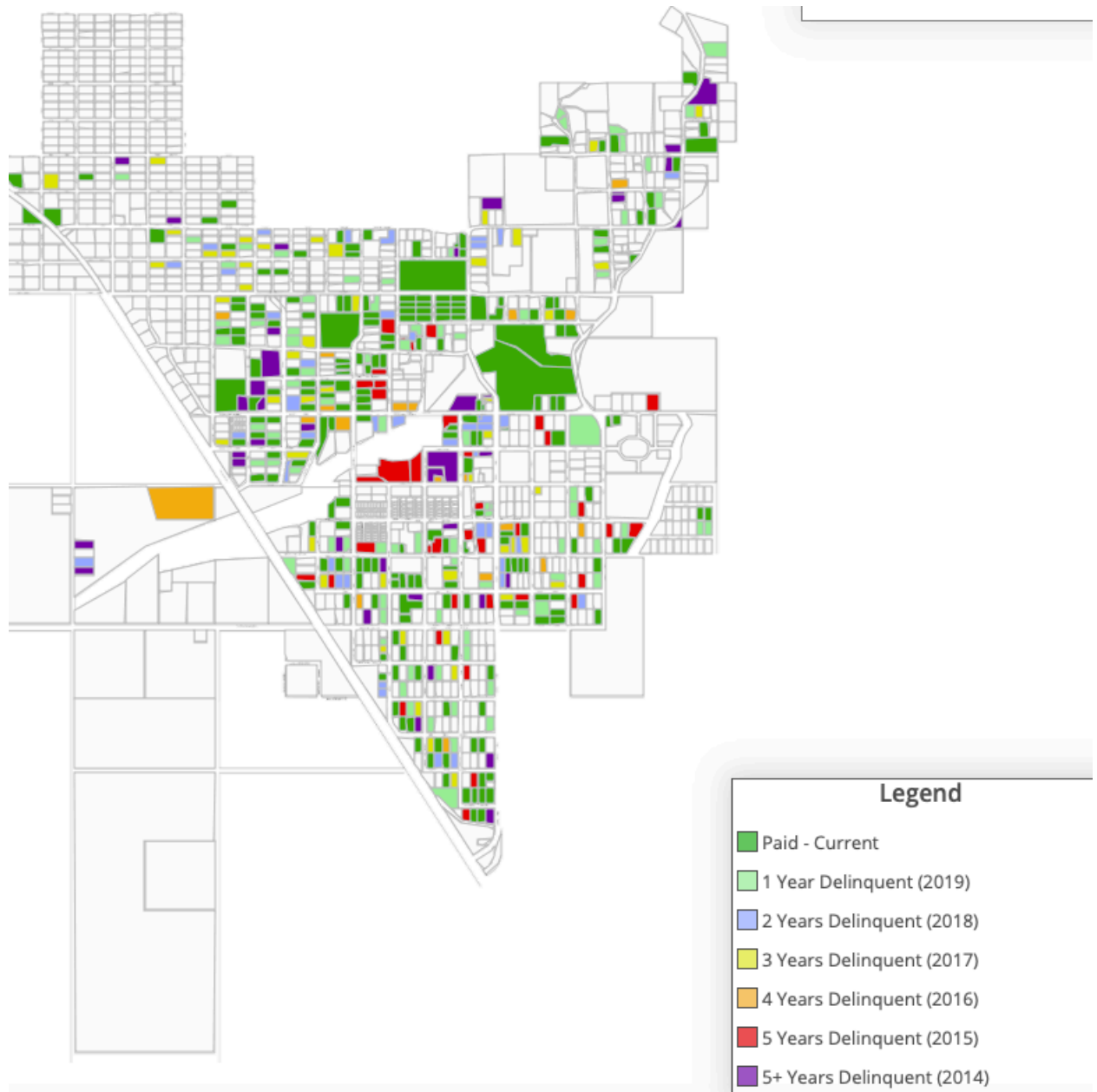
C. Tax Delinquencies.

There still remain cases where occupants of Trust property do not pay property taxes as required by their occupancy agreement or occupy Trust property without agreement from the Trust. In such cases, the Trust has continued to issue notices to pay or vacate where there is an agreement in place or require an agreement and payment of taxes if there is no agreement in place. As in past years, the Trust has focused on the most delinquent properties. The Trust continues to have a great deal of success communicating with occupants regarding past due taxes and occupancy agreements either directly or by using a third-party.

After receiving an eviction notice, the majority of occupants contact the Trust to pay their taxes and stop the eviction. Where the occupants may be resistant to communication or agreement with the Trust on religious grounds, they are contacted by a third-party before any notice to pay or vacate is posted and are encouraged to present their own simplified occupancy agreement (that must meet specified minimum legal requirements) to the Trust, which many occupants have found acceptable. This is accompanied by the payment of taxes and occupancy fees. Where the occupant objects to the payment of an occupancy fee on religious grounds, the Board has adopted a Fee Deferral Plan where the fee is charged but not collected. If a signed request for a Fee Deferral is in place, the Trust will not evict the occupant for nonpayment of those fees. However, the fees are tracked and would have to be paid if the occupant successfully petitioned the Trust for a distribution of housing or other property in the future.

Where occupants refuse to pay their property tax obligations, the Trust has been obligated to pursue legal evictions of those occupants, so that the property may be occupied by eligible Participants who are willing to pay property taxes and avoid a loss of Trust property. Notwithstanding, in 2019 and early 2020 the Trust issued 90 eviction notices based on nonpayment of taxes. Of those 68 were able to come to an agreement with the Trust, 10 vacated the property, and only 12 required a judicial eviction. The current tax status of various Trust properties is shown on the map that follows:

## Tax Status Map: Utah and Arizona



### D. Commercial Property.

The Board determined previously that some residential properties, due to their extreme size, are not well suited to meet the housing needs of single families, and continues its plan of selling certain residences at significant discounts for conversion into apartments and temporary housing. However, this plan has had limited success finding buyers who are willing and able to

complete renovations according to municipal building codes. As noted in the 2018 report, the Trust tested the idea of performing a number of apartment conversions itself for single family and multifamily use, which became available for rent to Trust Participants in early 2019. This idea proved successful and because there is still a high housing demand, the Trust now employs two small construction crews, each with a foreman, to continue converting Trust properties.

The Board's primary focus historically has been on residential property. Commercial property has been managed using leases with terms of one to two years. With the immediate needs for housing met, the Board expects to begin selling commercial property in 2021, while continuing to lease where appropriate.

E. Special Service District.

Short Creek Irrigation District ("**District**") is an Arizona special service district separate and distinct from the Trust. However, pursuant to Arizona law, the Trust petitioned the Mohave County Board of Supervisors for its creation based on the Trust's desire to make its water resources available to Trust Participants and community members. The Trust will essentially transfer its water rights to the District so that the District can then provide irrigation water to residential and agricultural/commercial properties within the District. Its boundaries include all land in Colorado City, Arizona owned by the Trust as of the date of District's creation.

Because the Trust was the sole landowner of lands within the District at the time of its creation, Trustees of the Trust served as the first three District board members. However, in 2019 the District board appointed a landowner who was not also a board member of the Trust to fill a vacancy created by the resignation of a District board member. The Trust anticipates this trend of taking an increasingly smaller role in the District to continue as Arizona property is conveyed to Trust Participants and property owners take an active role in the District.

Likewise, the Trust anticipates that cash amounts provided to the District will decrease significantly in the coming year. In 2019, however, the Trust continued to be the sole source of funding for the District's capital improvements and expenditures. These have included significant repairs to the irrigation and water diversion systems, the purchase of equipment, and the hiring of personnel. As these systems are made operational, the District will be able to offer irrigation water to users and fees from that use will begin to supplement, and eventually replace, funds from the Trust. As of the date of this report, the District has mapped the majority of the existing irrigation system and begun issuing its first applications for water service.

F. Economic and Community Development.

The Trust moved forward in 2018 and early 2019 with plans to convert a large building, formerly known as the LSJ Meeting House, into a civic center, to be known as the Short Creek Community Center. As the name implies, the Community Center is open to the public. The towering block wall that once surrounded the property has been lowered to make the building



visible from the street and give it a more inviting, community feel. Additionally, rooms in the building are now available to and used by community members for non-commercial gatherings and activities. The Short Creek Irrigation District maintains an administrative office in the building and its publicly attended board meetings are held there.

Other renovations to make the building suitable as a venue for theatrical events, basketball and sports, public meetings, educational and recreational classes, and other civic uses are still being considered. However, the Trust has decided to delay improvements for the time being to give priority to other projects.

In 2018, the Trust completely remodeled Cottonwood Park. Pedestrian access was improved by removing a wire fence around the park and replacing it with concrete paths that lead into a main path surrounding the park. Parking spaces were created, vehicular access was improved, new playground equipment was installed, and weeds were replaced with lawn and an automatic sprinkler system. Old farm equipment and other items of historical significance were removed to a museum where they can be better preserved. The park has become a focal point for community celebrations such as the Fourth of July and is a real asset to the community. The Trust continues to maintain and improve the park.

The Trust contributed to the initial costs of establishing Creek Valley Health Clinic, a Federally Qualified Health Center ("FQHC") that provides medical services to residents of Hildale, Utah, Colorado City, Arizona, and the surrounding areas. This investment, along with very generous donations from other key community members, has proved to be an invaluable benefit to the community. The Health Center now employs a physician's assistant, nurses, and others to offer health care services to the community. It is the only medical center of its kind and provides Trust Participants with convenient, quality health care at an affordable price.

## II. Litigation.

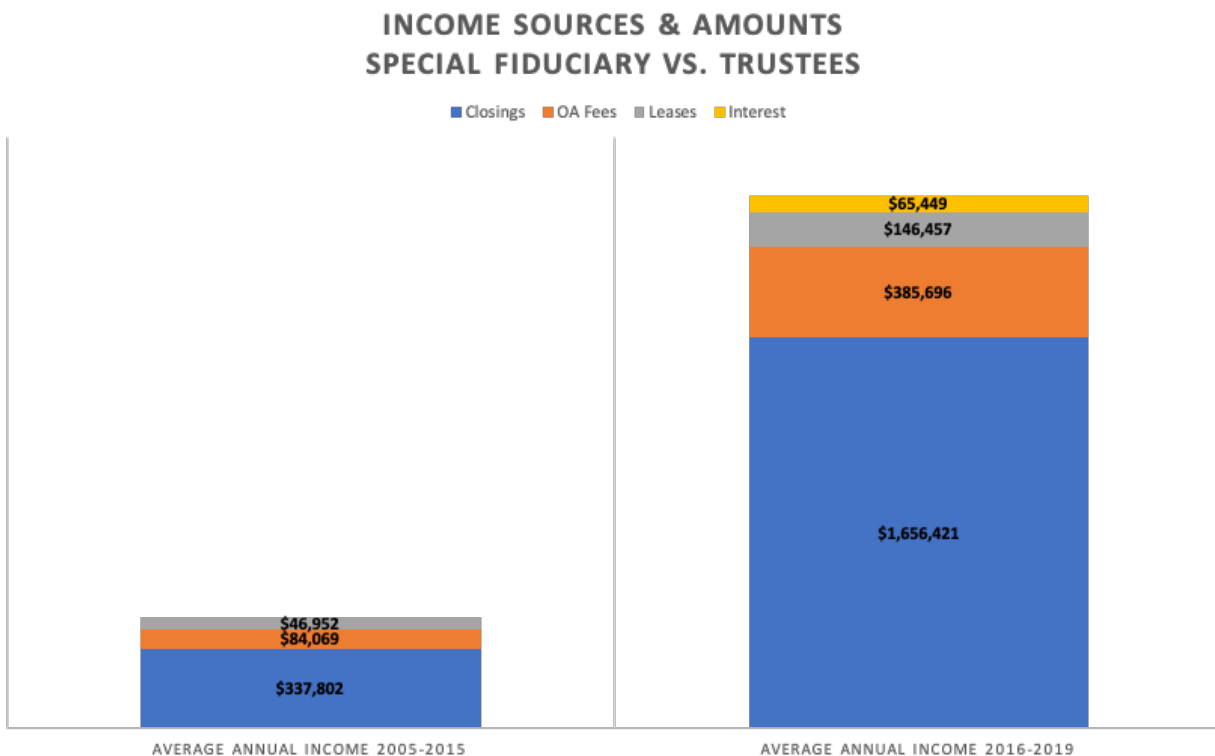
The Trust conveyed several parcels of property in 2018 to satisfy a settlement agreement in litigation referred to as the "MJ lawsuit." The Trust is still working to adjust an easement on a parcel, whereupon the Trust's involvement in the MJ lawsuit will end.

The Trust's lawsuit against Twin City Water Works ("TCWW") was settled by agreement in 2019. The Trust is fulfilling its obligations under the settlement agreement by transferring wells and accompanying water rights, if any, to Town of Colorado City and Hildale City.

The Trust continued to vigorously defend a lawsuit initiated in Salt Lake County by a plaintiff under the pseudonym "R.H." The Trust denies any liability in that case. In May 2019, the Trust was provided with the true name of the plaintiff pursuant to a court order. With that name, the Trust has begun to move forward with discovery phase of litigation, which has continued into 2020 and is expected to conclude in 2021.

### III. Financial Activity.

A. Income and Expenses. Cash received by the Trust is primarily through sales of real property and occupancy fees. Distributions and sales are made only upon Board approval, providing the required notice to the Court and the public, and after following the approval requirements of the Court. As shown in the chart below, the Trust's average annual income before Board management of the Trust was approximately \$468,823.00. In the few short years since the Board has taken responsibility for Trust management that amount has skyrocketed to an average of \$2,254,023 per year.

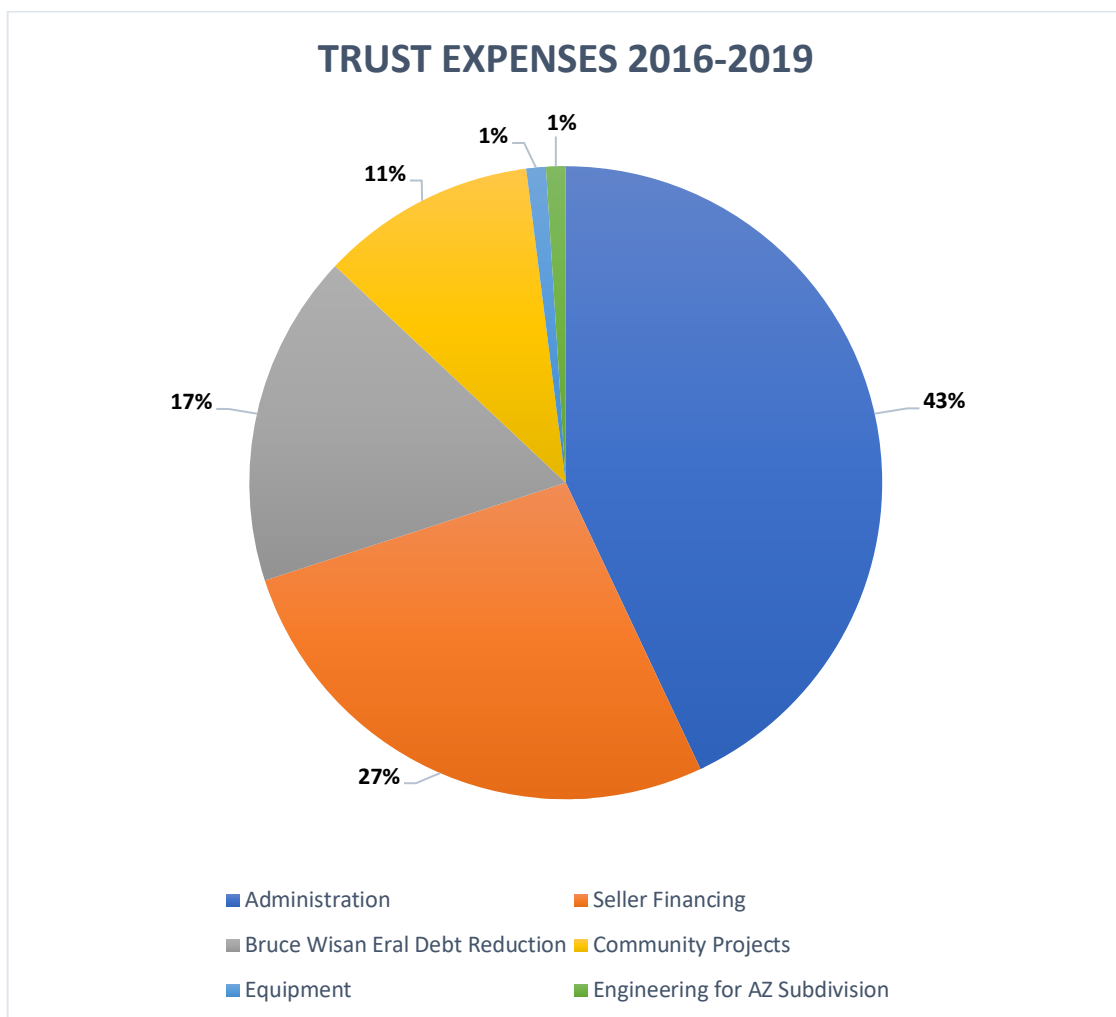


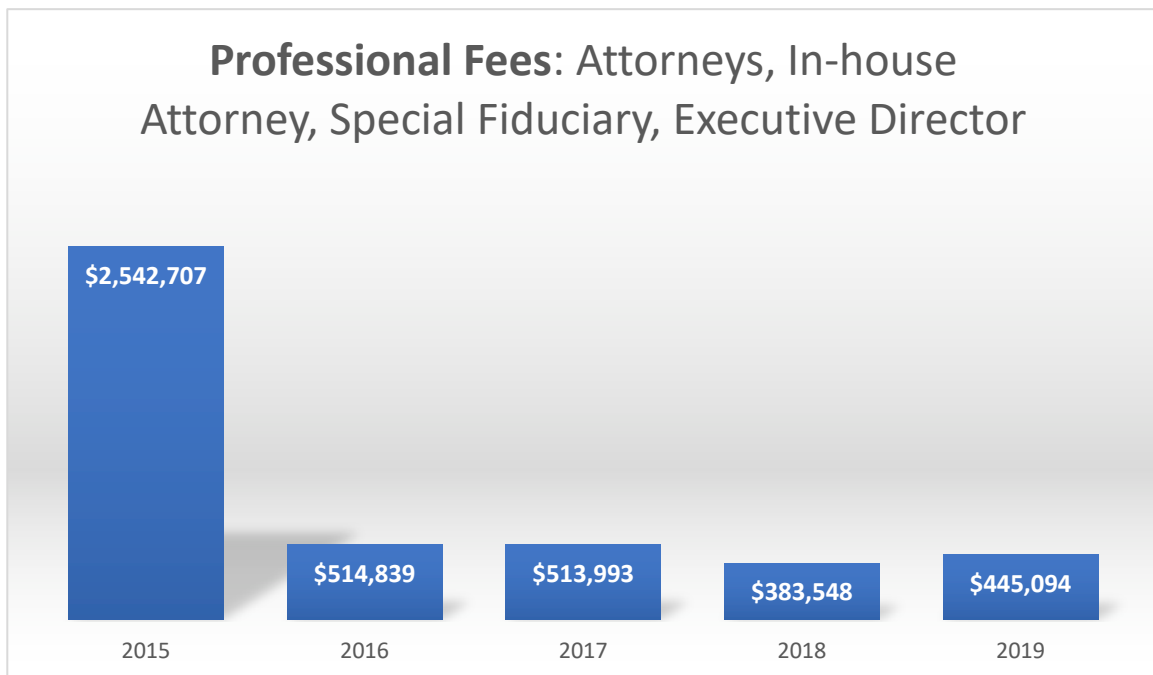
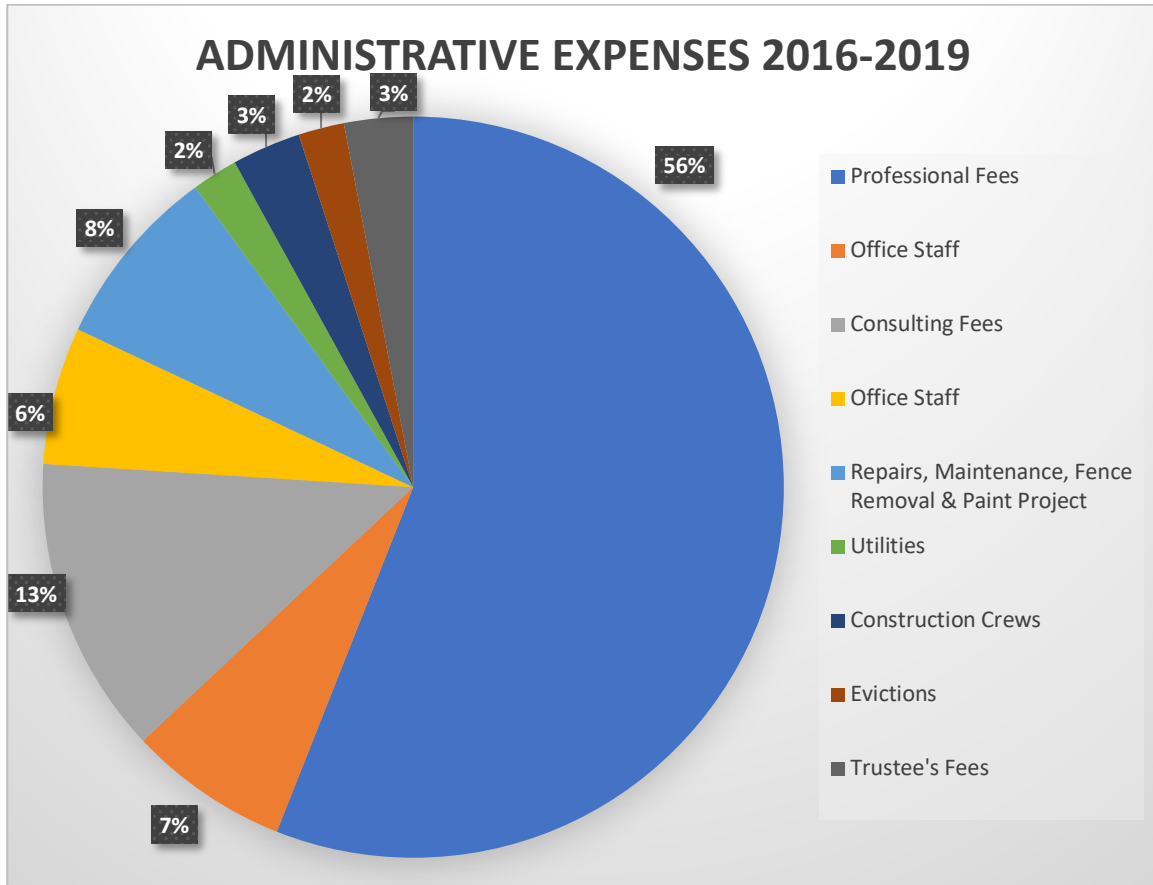
The Trust started a Seller Finance program to assist Trust Participants who qualify for a property distribution but have difficulty securing traditional financing because of credit or property appraisal issues. The program is not intended to serve as a long term financing option, but as a bridge to private financing. Accordingly, the interest rate is set above prevailing market rates to make financing possible, but also encourage Participant borrowers to refinance with a private lender at the earliest opportunity. This program continues today and, while interest from the program does generate some cash, it is not intended to be and in fact is not, a significant source of income, as noted in the chart above.

The Trust also has expenses. As seen in the chart below, its primary expense is administration, followed by seller financing costs and payment of debt. Administrative

expenses can be broken down further into professional fees, office staff, projects to maintain the value of real property, utilities, consulting fees, construction staff, evictions, and fees paid to the Board of Trustees.

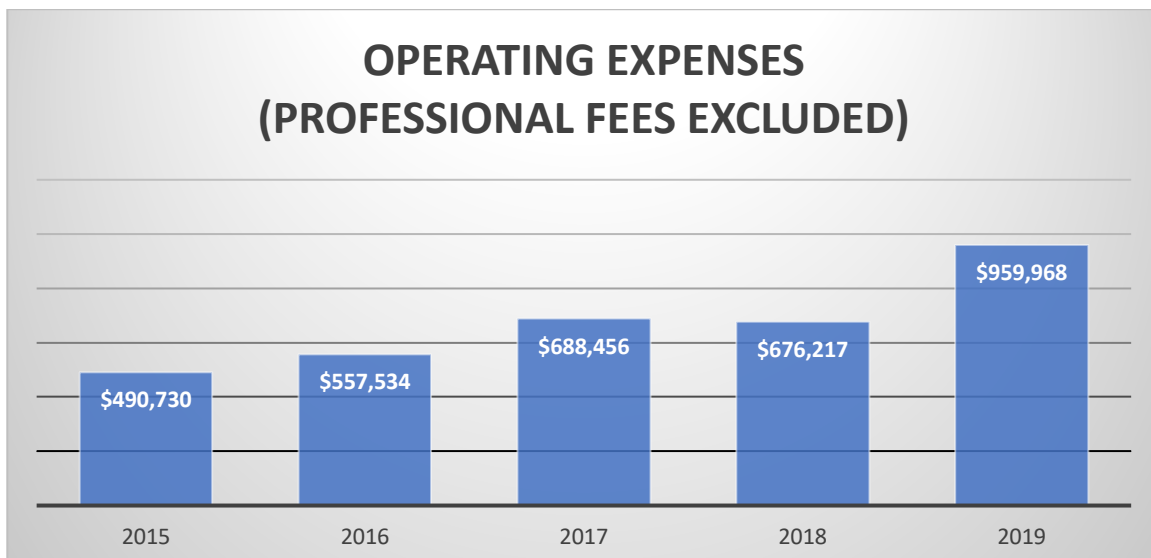
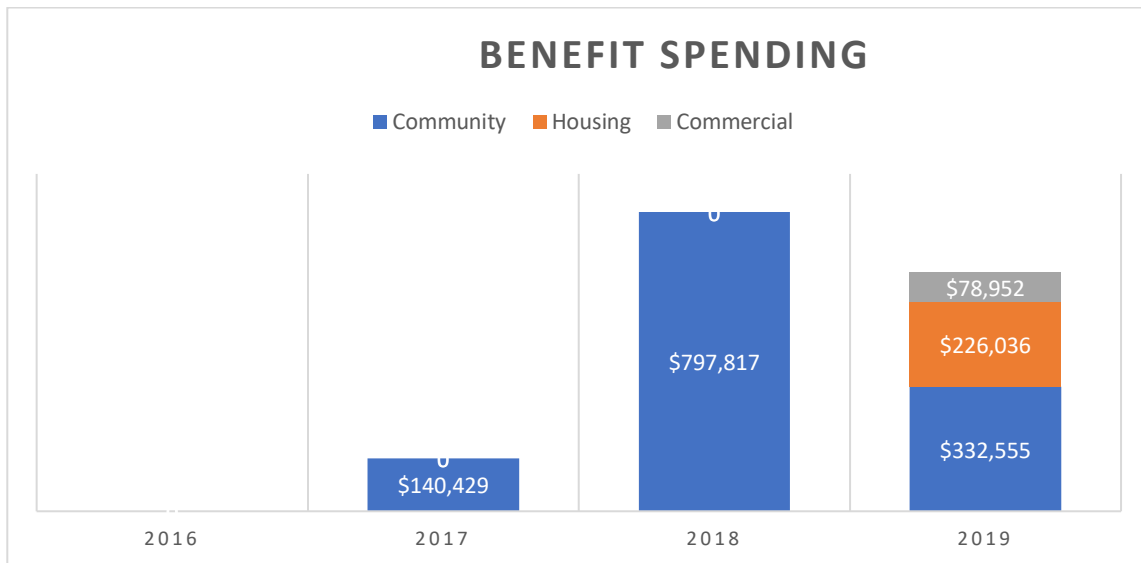
More than half of the administrative costs are for professional fees. To put this in true perspective, however, it is important to note that under the Board's management, professional fees—consisting of fees paid to attorneys, the special fiduciary, and the executive director—dropped dramatically from \$2,542,707 to \$514,839 and have consistently stayed in this range since that time. The Trust continues to experience significant cost savings by using in-house counsel and other staff. It is also worth noting that trustees fees represent 3% of the administrative costs, which is only 1% more than the Trust's yearly cost for utilities.





In summary, from 2016 to the current date the Board of Trustees has been able to substantially increase income without the use of public land auctions while at the same time significantly reducing expenditures on professional fees.

The savings realized by using in-house counsel and other cost saving measures implemented by the Board have allowed the Trust to instead spend money on community projects and other benefits more tangible to Participants. These benefits include the major projects discussed above, such as Cottonwood Park, Short Creek Irrigation District, a donation to Creek Valley Health Services, improvements to the Short Creek Community Center, and the provision of additional housing through apartment conversions, in addition to many other benefits such as scholarships and charitable contributions. It has also allowed the Trust to increase its staff to provide better and more services to Trust Participants.



B. Debt Reduction.

While acting as Special Fiduciary, Bruce Wisan incurred a significant amount of debt on behalf of the Trust. The Board is committed to operating on more sound financial principles. In fact, one of its strategic objectives is to get out of debt. Careful management of Trust income and expenses allowed it to reduce outstanding debt obligations by approximately \$950,000. The Trust has met its other cash flow requirements thus far and has pending transactions which it anticipates will be sufficient to meet future payments and retire all presently outstanding debt obligations. Going forward, the Board has made it a priority to continue paying ongoing financial obligations as they are incurred.

Attached to this report are the following financial Exhibits:

- Exhibit 1, 2019 Profit and Loss Statement
- Exhibit 2, 2019 Balance Sheet
- Exhibit 3, 2019 Accounts Payable
- Exhibit 4, 2019 Properties Distributed

**VISION FOR THE FUTURE**

The Board's vision is to empower Trust Participants to benefit the community. Consistent with the terms of the Trust, its mission is to use Trust assets to: establish home ownership, promote private business, foster education and training, and develop public-use lands, resources and facilities. To guide it in its mission, the Board has developed the following five core values which it adheres by:

- Respectful: The Board values the individual and their heritage;
- Impartial: The Board reaches fair decisions without prejudice or bias;
- Ethical: The Board fulfills its fiduciary duty with honesty and integrity;
- Professional: The Board responds with competence and consistency;
- Inclusive: The Board represents all Trust Participants.

To implement this vision and mission, the Board's core strategy is to raise the value of our homes and our community through privatization of property, education and accountability. Its strategic objectives to help accomplish this are:

- Residential and Community Property: Establish compliance and privatization and protection.
- Public Spaces: Preserve through auxiliary entities.
- Cities: Establish collaborative relationships and foster a diverse city council / monthly reports.
- Utilities: Get rid of biased (non-value) policies.
- Water: Work with cities to develop a coherent, unified plan for our water – long term.

Public Relations: Establish a new brand based on our vision, mission and core values.

Education: Establish a perpetual education fund.

Economic Development: Establish source (auxiliary entity) for microbusiness loans.

Financial: Get out of debt.

Management: Establish a professional presence with Trust staff.

In conclusion, the Board of Trustees is composed of individuals with diverse backgrounds and philosophies on life. Each individual brings a unique perspective and experience to bear when deliberating and discussing Trust decisions. Nevertheless, each member is committed to implementing the Trust's vision, mission, and core values by executing the strategic objectives, consistent with the provisions of the Trust document.

## **Exhibit 1**

### **2019 Profit and Loss Statement**



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04/21/20

Accrual Basis

**United Effort Plan Trust**  
**Profit & Loss**  
January through December 2019

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	Jan - Dec 19
Ordinary Income/Expense	
Income	
Occupancy Fees	386,464.76
Lease Pmts	185,205.67
Debt forgiveness	305,839.40
Interest Income	149,854.69
Other Income	4,100.00
	<hr/>
Total Income	1,031,464.52
Expense	
Professional Development	2,045.00
Mortgage broker fees	69,318.55
Charitable Contributions	26,852.10
Advertising	354.60
Bank Charge	3,060.33
Board Fees	48,075.00
Consulting Fees	203,130.96
Dues and Subscriptions	595.85
Environmental Study	650.00
Equipment Rental	4,372.50
Eviction Expense	11,679.44
Insurance	1,991.00
Interest	170,689.86
Licenses and Permits	3,534.09
Maintenance	175,674.77
Meals & Board Luncheons	13,086.12
Office	32,442.83
Payroll Expenses	154,525.19
Payroll Taxes	123,406.96
Postage and Delivery	4,196.35
Printing and Reproduction	1,837.69
Professional Fees	445,094.19
Rent	42,187.20
Repairs	33,016.91
Supplies, Bus	4,982.39
Surveying	187,347.00
Tax, Business	613,844.91
Title Work	2,740.00
Travel Expenses	33,652.04
Utilities	54,399.99

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04/21/20

Accrual Basis

**United Effort Plan Trust**  
**Profit & Loss**  
January through December 2019

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	Jan - Dec 19
Uncategorized Expenses	0.00
Total Expense	2,468,783.82
Net Ordinary Income	-1,437,319.30
Other Income/Expense	
Other Income	
Sale and Distribution of Land	6,625,685.99
Cost of Land Sold / Distributed	-16,134,053.97
Uncategorized Deposits	0.00
Gain or Loss on Sale of Assets	0.00
Sale of Property	0.00
Total Other Income	-9,508,367.98
Net Other Income	-9,508,367.98
Net Income	<b>-10,945,687.28</b>

## **Exhibit 2**

### **2019 Balance Sheet**

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04/21/20

Accrual Basis

**United Effort Plan Trust**  
**Balance Sheet**  
As of December 31, 2019

	Dec 31, 19
<b>ASSETS</b>	
<b>Current Assets</b>	
Checking/Savings	755,568.78
<b>Other Current Assets</b>	
Property Taxes Advanced	902,809.23
<b>Total Other Current Assets</b>	902,809.23
<b>Total Current Assets</b>	1,658,378.01
<b>Fixed Assets</b>	
Arizona Property	50,270,199.00
Utah Property	15,516,202.00
Water Rights	10,006,665.00
Canada Property	3,165,300.00
Subdivision & Engineering	1,014,709.57
Equipment	193,449.37
<b>Total Fixed Assets</b>	80,166,524.94
<b>Other Assets</b>	
Community Projects	1,270,800.82
Commercial Projects	78,951.68
Housing Projects	226,035.88
NR Seller Finance - A M Set Up	1,759,209.10
NR Seller Finance - Village	1,310,174.68
NR Seller Finance - In house	735,401.79
<b>Total Other Assets</b>	5,380,573.95
<b>TOTAL ASSETS</b>	<b>87,205,476.90</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
Accounts Payable	1,630,745.29
<b>Other Current Liabilities</b>	1,070,250.48
<b>Total Current Liabilities</b>	2,700,995.77
<b>Total Liabilities</b>	2,700,995.77

United Effort Plan Trust  
Balance Sheet  
As of December 31, 2019

	Dec 31, 19
Equity	
Capital	122,751,616.44
Retained Earnings	-27,301,448.03
Net Income	-10,945,687.28
Total Equity	84,504,481.13
TOTAL LIABILITIES & EQUITY	87,205,476.90

## **Exhibit 3**

### **2019 Accounts Payable**

United Effort Plan Trust  
Vendor Balance Summary  
As of December 31, 2019

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	Dec 31, 19
Bruce R Wisan	226,396.40
Callister Nebeker & McCullough	1,341,034.78
Isaac Wyler	63,314.11
TOTAL	1,630,745.29

## **Exhibit 4**

### **2019 Properties Distributed**



	2019	Property ID Number	Address	Amount
<b>Sale of Property</b>				
1	01/11/2019	HD-SHCR-9-10	435 E Jessop	4,639.00
2	01/18/2019	HD-SHCR-1-15	740 N Willow	5,619.24
3	01/18/2019	HD-SHCR-1-16	760 N Willow	36,363.90
4	01/23/2019	404-53-063	555 N Lauritzen	65,244.00
5	02/13/2019	HD-SHCR-3-28	845 N Juniper	5,947.12
6	02/26/2019	404-53-268	40 N Oak	5,828.33
7	03/04/2019	404-53-637	545 E Edson	7,200.00
8	03/07/2019	404-53-420	120 E Garden	6,331.45
9	03/08/2019	404-53-100	440 N Oak	6,337.98
10	03/20/2019	404-53-337	185 S Central	10,000.00
11	03/28/2019	404-53-565	140 W Apple	13,232.87
	03/28/2019	404-53-566	160 W Apple	0.00
12	03/29/2019	HD-SHCR-2-5	890 W Field	411,251.55
13	04/02/2019	404-53-134	360 N Homestead	4,959.31
14	04/11/2019	HD-SHCR-6-32	660 N Richard	30,245.67
	04/11/2019	404-33-049	50 E University	0.00
	04/11/2019	404-33-050	80 E University	0.00
15	04/11/2019	404-53-518	20 W Warren	13,001.74
	04/11/2019	404-53-519	40 W Warren	0.00
16	04/11/2019	404-53-633	520 E Johnson	7,318.08
17	04/18/2019	404-53-265	25 N Homestead	48,564.00
18	04/18/2019	404-53-020		24,579.25
	04/18/2019	404-53-119		0.00
19	04/22/2019	404-53-144	335 N Hammon	15,873.08
20	04/22/2019	404-53-155	245 N Hammon	34,800.00
	04/22/2019	404-53-154	295 N Hammon	0.00
	04/22/2019	404-53-158	260 N Barlow	0.00
21	04/23/2019	404-53-584	85 W Apple	6,141.96
22	04/23/2019	404-27-104	Homestead Pivot	298,355.50
	04/23/2019	404-53-027	460 N Central	0.00
	04/23/2019	404-53-108	475 N Oak	0.00
23	04/24/2019	Goat Dairy	Filmore Ut	120,000.00
24	04/24/2019	404-53-573	40 W Apple	8,938.32
	04/24/2019	404-53-574	60 W Apple	0.00
25	04/26/2019	404-53-577	65 W Black	13,467.00
	04/26/2019	404-53-576	85 W Black	0.00
26	05/01/2019	HD-SHCR-10-18	565 E Williams	40,191.00
27	05/03/2019	404-53-478	285 W Garden	5,815.26
28	05/03/2019	404-53-024	140 E Academy	6,207.30
29	05/03/2019	404-53-547	265 W Warren	6,207.30
30	05/15/2019	404-53-313	260 E Johnson	6,211.28
31	05/22/2019	404-53-168	245 N Richard	8,886.24

32	06/03/2019	404-53-501	225 W Mohave	6,975.00
33	06/03/2019	404-53-626	520 E Edson	13,325.82
	06/03/2019	404-53-625	540 E Edson	0.00
34	06/04/2019	404-53-275	765 W University	50,000.00
35	06/06/2019	404-53-289	40 S Richard	44,353.78
36	06/12/2019	404-53-044	165 E Uzona	30,787.69
37	06/13/2019	404-53-186	285 N Willow	5,684.58
38	06/14/2019	404-53-453	380 S Central	5,684.58
39	06/17/2019	404-53-409	50 E Garden	73,324.23
40	06/21/2019	404-53-304	280 E Edson	7,350.00
41	06/27/2019	404-53-037	55 E Uzona	13,843.36
42	07/01/2019	404-53-583	80 W Cherry	83,868.00
44	07/02/2019	404-53-117	785 W Arizona	65,000.00
45	07/03/2019	404-53-371	525 W Johnson	17,636.82
46	07/08/2019	404-53-048	120 W Arizona	20,115.08
	07/08/2019	404-53-049	140 W Arizona	0.00
47	07/08/2019	404-53-364	145 S Richard	5,423.22
48	07/08/2019	404-53-514	185 W Mohave	7,125.00
49	07/11/2019	HD-SHCR-1-36	620 N Willow	7,500.00
50	07/15/2019	HD-SHCR-11-14-A	1065 N Hildale	57,300.00
51	07/15/2019	HD-SHCR-4-25	1020 W Utah	155,850.00
52	07/15/2019	404-53-282	540 W Johnson	12,283.92
53	07/16/2019	404-53-133	340 N Homestead	4,443.12
54	07/23/2019	404-53-517	25 W Mohave	6,141.96
55	07/23/2019	404-53-483	380 W Mohave	35,722.62
56	07/23/2019	404-53-470	185 W Garden	9,330.11
57	07/23/2019	404-53-537	180 W Black	77,179.38
58	07/23/2019	404-53-442	345 S Carling	6,141.96
59	07/25/2019	404-53-581	40 W Cherry	60,000.00
60	07/22/2019	HD-SHCR-7-18	65 W Utah	69,558.66
61	07/26/2019	HD-SHCR-4-8	980 N Redwood	7,575.00
62	07/29/2019	HD-SHCR-3-11	965 N Juniper	6,599.34
63	08/13/2019	404-53-248	University at Memorial	0.00
	08/13/2019	404-33-060	MJ settlement	0.00
	08/13/2019	404-33-059	MJ settlement	0.00
	08/13/2019	404-53-251	MJ settlement	0.00
64	08/01/2019	HD-SHCR-2-40	665 N Elm	125,700.00
65	08/01/2019	404-53-408	70 E Garden	72,355.14
66	08/01/2019	404-53-026	280 N Central	8,298.18
67	08/01/2019	404-53-355	240 W Johnson	7,644.78
68	08/01/2019	404-53-094	555 N Willow	7,848.21
69	08/02/2019	HD-SHCR-11-6	1090 N Carling	64,162.00
71	08/09/2019	HD-SHCR-11-10	1075 N Louis	85,180.26
72	08/13/2019	404-53-433	285 E Garden	7,125.00
73	08/12/2019	HD-SHCR-2-8	765 N Juniper	19,119.24

74	08/15/2019	404-53-074	375 W Uzona	2,025.54
75	08/22/2019	404-53-528	60 W Black	6,337.98
76	08/22/2019	404-53-068	380 W Arizona	5,488.56
77	08/22/2019	404-53-150	215 N Central	3,195.13
78	08/23/2019	404-53-009	65 S Redwood	6,599.34
79	08/27/2019	404-53-402	145 W Johnaon	3,594.00
80	08/26/2019	404-53-564	120 W Apple	45,647.00
81	08/28/2019	404-53-060	480 N Lauritzen	5,816.00
82	08/29/2019	404-53-222, 223	220 W Township Ave	30,000.00
83	09/20/2019	404-53-369, 370	465, 485 W Edson	13,139.10
84	09/19/2019		Mohave Avenue	71,000.00
85	09/23/2019	HD-SHCR-8-8	260 E Uzona	12,022.56
86	09/20/2019	404-53-485	365 W Garden	70,453.06
87	09/27/2019	404-53-162	320 W Academy	8,494.20
88	09/27/2019	404-53-368	480 W Johnson	7,187.40
89	09/24/2019	404-53-092	560 N Willow	6,795.36
90	09/27/2019	5 parcels	Berry Knoll Farm	900,000.00
	09/27/2019	404-27-036, 037, 100	Berry Knoll Farm	0.00
	09/27/2019	404-43-001, 006	Berry Knoll Farm	0.00
91	09/27/2019	404-53-509	425 S Pioneer	30,000.00
92	09/30/2019	HD-SHCR-2-15	785 N Oak	5,580.04
93	10/04/2019	404-53-520	60 W Warren	50,705.88
94	10/04/2019	HD-SHCR-9-3	985 N Memorial	77,784.38
95	10/04/2019	HD-SHCR-9-13	495 E Jessop	3,750.00
96	10/11/2019	404-53-596	765 S Hammon	8899.31
97	10/11/2019	404-53-115	550 N Juniper	14,773.18
98	10/19/2019	404-53-189	640 W Academy	68,000.00
99	10/15/2019	404-53-011	25 S Redwood	6,141.96
100	11/13/2019	404-53-099	420 N Oak	29,984.64
101	10/30/2019	404-53-079	465 W Uzona	12,000.00
102	10/30/2019	404-53-191	220 N Juniper	144,745.00
103	11/04/2019	HD-SHCR-3-34	885 N Elm	10,248.00
104	11/04/2019	HD-SHCR-4-35	865 N Redwood	86,894.00
105	11/07/2019	404-53-070	450 N Richard	6,697.35
106	11/07/2019	404-53-046	125 W Cooke	5,292.54
107	11/13/2019	404-53-466	120 W Mohave	6,750.00
108	11/14/2019	404-53-283, 284	560/580 W Johnson	41,398.14
109	11/18/2019	HD-SHCR-11-13	1065 N Hildale	441,081.60
	11/18/2019	HD-SHCR-10-9	1065 N Hildale	0.00
	11/18/2019	HD-SHCR-9-24a	1065 N Hildale	0.00
	11/18/2019	HD-SHCR-9-24b	1065 N Hildale	0.00
	11/18/2019	HD-SHCR-12-6	1065 N Hildale	0.00
	11/18/2019	HD-9	1065 N Hildale	0.00
110	11/20/2019	404-53-579	25 W Apple	6,926.04
111	11/20/2019	404-53-430	225 E Johnson	6,207.30

112	11/21/2019	404-53-647	460 E Johnson	5,475.00
113	11/25/2019	HD-SHCR-7-4	40 W Utah	73,553.00
114	11/07/2019	404-53-038	585 N Carling	40,195.86
115	11/25/2019	404-53-098	425 N Willow	35,095.95
116	11/25/2019	404-53-104	580 N Oak	25,788.64
117	12/05/2019	404-53-571	625 S Central	32,359.44
118	12/05/2019	HD-SHCR-2-31	685 N Juniper	84,965.94
119	12/05/2019	404-53-481	340 W Mohave	7,125.00
120	12/05/2019	404-53--079	465 W Uzona	11,040.15
	12/05/2019	404-53-078	485 W Uzona	0.00
121	11/26/2019	404-53-582	60 W Cherry	27,067.20
122	12/06/2019	404-53-419	140 E Garden	46,423.44
123	12/12/2019	404-53-452	385 S Colvin	66,910.48
124	12/12/2019	404-53-431	245 E Johnson	6,141.96
125	12/18/2019	404-53-624	560 E Edson	7,125.00

Total Sale of Property

5,347,277.11