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How to Complete Your Utah Affidavit of Successor Trustee

Affidavit of Successor Trustee (Utah)

INSTRUCTIONS — KEEP FOR YOUR RECORDS. DO NOT ATTACH THIS PAGE TO YOUR DOCUMENT.

About this form. When the trustee of a living trust that owns Utah real estate dies or resigns, the successor trustee records this sworn affidavit to show who now controls title.

1. **Fill in the trust and property (Pages 1–2)**
   Attach a certified death certificate or resignation, if applicable.
2. **Swear before a notary (Page 3)**
   Bring a current, government-issued photo ID.

After It's Signed

- Record the original with the county recorder of the county where the property is located.
- Title companies usually also want a Certification of Trust. We have a free Utah form.

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Need legal advice about this Utah document? Gavrilov & Brooks Law Firm has a Utah-licensed attorney, with attorneys licensed in other states as well. Phone and video consultations are available. **(916) 504-0529** · **www.gavrilovlaw.com**

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AFFIDAVIT OF SUCCESSOR TRUSTEE

(Utah Code Title 75B, Chapter 2)

When recorded, mail to:

Name and address

Mail tax notice to:

Name and address of grantee

Tax ID / Parcel number

Name of affiant

Address

being first duly sworn, states:

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1. Affiant is the successor trustee of the trust named below, which holds title to the real property described below.
2. The prior trustee named below has died, resigned, or become unable to serve (a certified death certificate or resignation is attached, if applicable), and affiant has accepted the trusteeship under the trust instrument and the Utah Uniform Trust Code (Utah Code Title 75B, Chapter 2).

Name and date of trust

Prior trustee

Event and date (death, resignation, incapacity)

the following described tract of land in

County
State of Utah:

Legal description (attach Exhibit A if more space is needed)

Property address (for reference)

Affiant's initials: _____

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X _____

Affiant Printed name

JURAT

STATE OF UTAH)
) ss.
COUNTY OF)

Subscribed and sworn to (or affirmed) before me on

(date) by (name of affiant)

X _____

Notary Public

(Notary seal)

Notary's printed name

Commission number My commission expires

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