

57-3-204 Constructive notice -- Effect as between direct parties to mortgage or trust deed.

- (1) The recording of a mortgage or trust deed that incorporates a provision of a master form in accordance with Section 57-3-203, operates as constructive notice of the mortgage or trust deed, including all incorporated provisions of the referenced master form.
- (2) Nothing in this part modifies the law regarding the effectiveness of a mortgage, trust deed, or contract as between:
 - (a) the mortgagor and mortgagee of the mortgage; or
 - (b) the trustor, beneficiary, and trustee under a trust deed.

Enacted by Chapter 61, 1998 General Session