

SECURITY NATIONAL FINANCIAL CORPORATION



2007
Annual Report

We Help...



Security National Financial Corporation

5300 South 360 West, Suite 250

Salt Lake City, Utah 84123

Toll Free: (800) 574-7117

www.securitynational.com

WE HELP...

People at critical times in **life**.

You afford a college **education**.

You acquire your new **home**.

With your **business expansion and operations**.

With **end of life decisions**.



2	to our shareholders
3	profile
4	timeline
6	life insurance services
8	higher education insurance services
10	home service life insurance
12	funeral factoring: fast funding
14	home loan services
16	commercial loan services
18	funeral service operations
20	real estate investments
22	directors and officers
23	shareholder contacts
24	map
25	contact information

To Our Shareholders

George Quist
Founder
Chief Executive Officer
Chairman of the Board



My Fellow Shareholders:

I am pleased to report to you on the affairs of the Company for the year ended December 31, 2007 and invite you to attend the annual stockholders meeting to be held on July 11, 2008 in Salt Lake City, Utah.

The year 2007 was marked by significant turmoil in the financial markets. While we have never originated subprime mortgages to any significant degree (less than 0.15% of originations by volume), as primarily a financial institution, we were not immune to the tremendous market upheavals precipitated by the subprime implosion. As a result, in 2007 we wrote off some \$5.5 million in mortgage losses. While those losses were experienced primarily in the so-called “Alt-A” markets where investors essentially refused to purchase previously committed loans, causing our whole loan holdings to increase, we also experienced higher than expected early payment default rates in other more traditional loan types. Overall our earnings before taxes decreased 55% to \$3.1 million. By business segment, our Life segment profitability decreased 22% to \$3.5 million, our Cemetery Mortuary segment profitability decreased 19% to \$1.1 million, and our Mortgage segment experienced a pre-tax loss of \$1.5 million.

2007 also marked a year of significant positive accomplishment. Our asset base grew 11% to \$418 million. Total revenue increased 38% to \$210 million. In December, we accomplished the purchase of a new life insurance company, Capital Reserve Life of Jefferson City, Missouri, thus expanding our life segment’s geographic footprint while increasing our premium revenue and asset size. We significantly expanded our funeral funding operations with the purchase of C & J Financial of Gadsden, Alabama. That acquisition should increase our funeral funding operations on a profitable basis to over \$52 million in fundings per year thus providing enhanced investment income. We accomplished the renewal of our mortgage warehouse facilities in the total amount of \$450 million in the face of very difficult market conditions. We also implemented significant cost savings and efficiency measures in our mortgage segment which we believe will pay significant dividends in the future.

Thank you for your confidence in our Company. While we continue in our efforts to both grow and increase profitability, our primary objective must be to improve profitability.

Who We Are...

The roots of our Company were planted deep in 1965 with the founding of Security National Life Insurance Company. Starting with only \$543,000 in assets, in a small rented house in Salt Lake City, Utah, Security National has grown into a strong industry leader in several fields of service.

Over the past four decades we have grown consistently through new sales and investment opportunities, and through the acquisition of life insurance companies, funeral homes and cemeteries, as well as the formation and growth of our mortgage operations.

Profile

Our Company operates three main business segments: life insurance, funeral service and mortgage loans. The design and structure of our Company is that each segment is related to the others, and contributes to the profitability of the whole. For example, our cemetery and mortuary operations enjoy a high level of public awareness that assists in the sales and marketing of our insurance and pre-need cemetery/funeral products. Security National Life Insurance Company in turn invests its assets in high quality mortgage loans. Thus, while each segment is a stand-alone profit center, this horizontal integration is planned to improve profitability. Our Company also actively pursues growth through acquisitions of life insurance companies and mortuaries, and by expanding our mortgage operations.



Growth

Security National Financial Corporation

- Over \$418 million in assets
- Over \$209 million in annual revenue
- Over \$55 million in shareholders equity

Life Insurance Operations

- Licensed in thirty-eight states
- Over \$46 million in annual revenue
- Over \$2.4 billion of insurance in force

Mortgage Loan Operations

- Over \$3.8 billion in annual loan funding
- Over \$147 million in annual revenue
- 28 branch offices across the United States

Funeral Service Operations

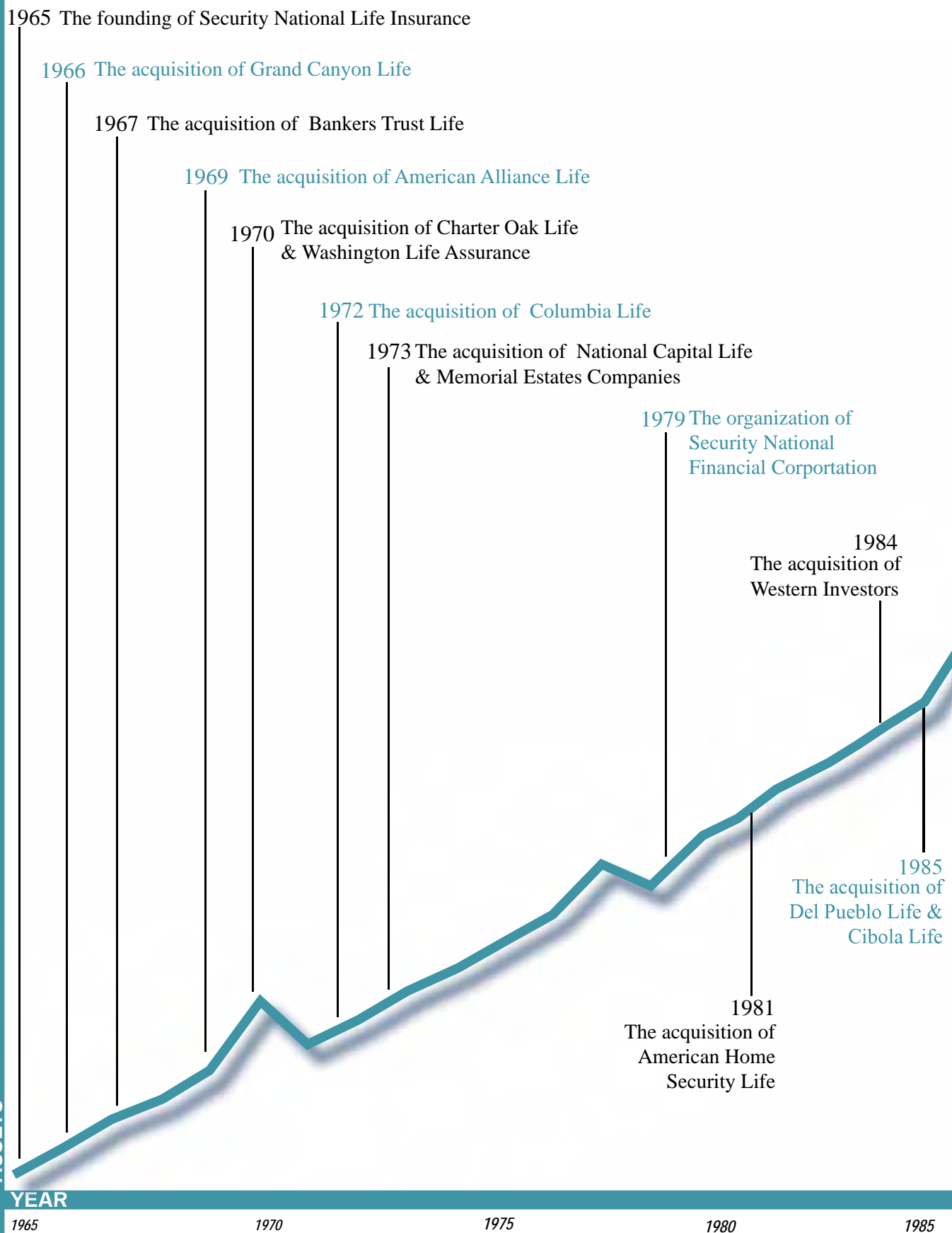
- Over \$15 million in annual revenue
- 11 funeral homes in Utah and Arizona
- 6 cemeteries in Utah and California

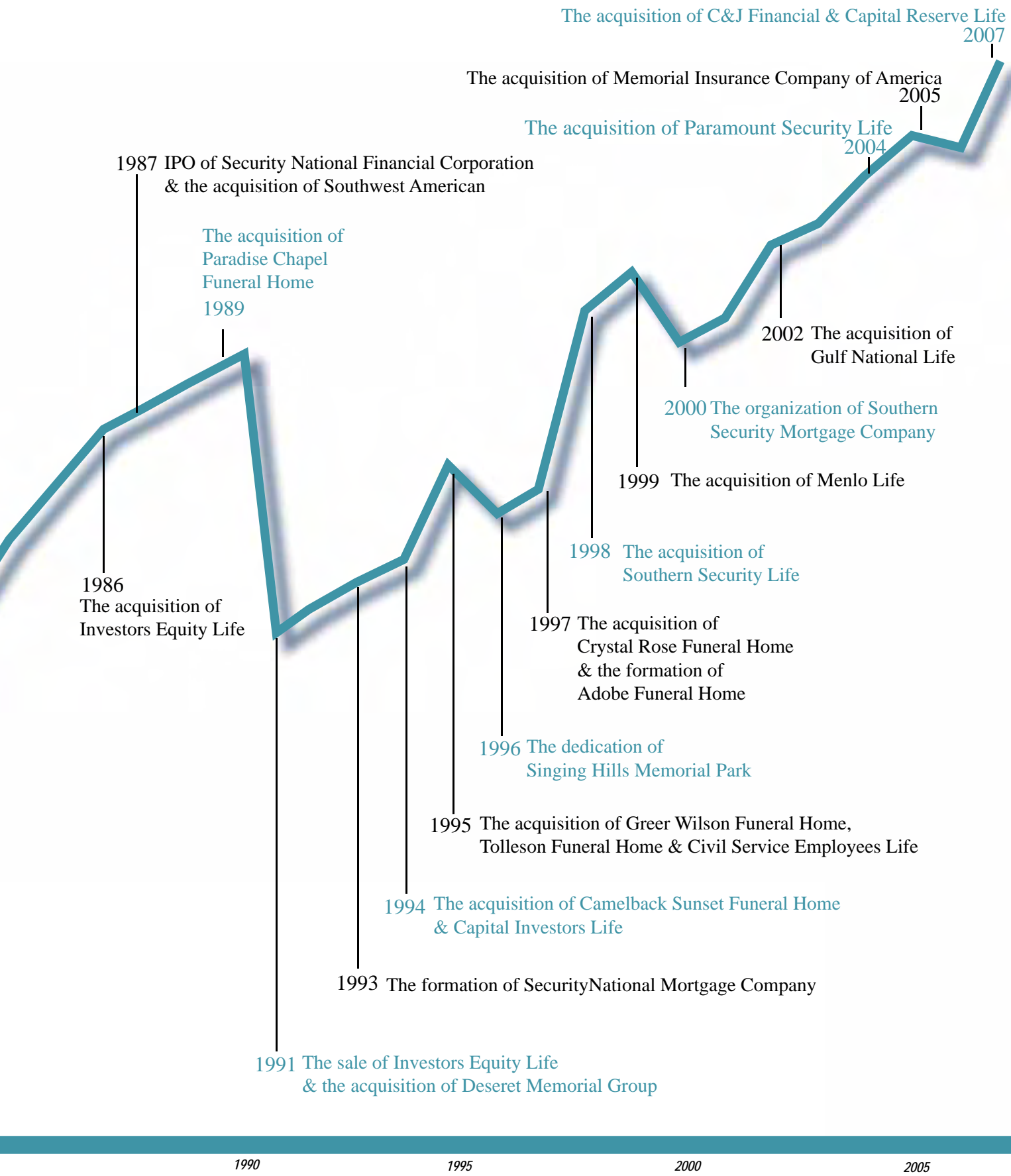
Timeline

Security National Financial Corporation

2007 Annual Report
4

ASSETS
YEAR
418,163,000
308,557,000
208,482,000
125,452,000
70,555,000
32,392,000
21,505,000
6,541,000
543,000







We help people at critical times in life...
We can help with end of life decisions.

No one should burden their loved ones with the decisions and plans **they** should have made.

Question... *Will your family have enough money to cover even the basic expenses of your funeral?*

WE ARE HERE TO HELP.



Guy V. Winstead
National Director
Pre-Need Sales and Service



Jason G. Overbaugh
Vice President
Chief Marketing Officer

Security National Life Insurance Company provides life insurance and annuity products to fund pre-arranged and pre-paid funerals.

Our products for the Pre-Need industry are as “service oriented” to our funeral home clientele as they are towards the families they serve. **Our strategy** is to educate our clientele on how a ‘service approach’ to marketing can help them serve more families. **Our goal** is to improve our client relationships, not only with competitive insurance products and services, but by offering additional Security National Financial Corporation products as well. **We are Security National Life, funding your future heritage, one family at a time.**

What is Pre-Need?

A celebration of life. A tribute to family. A treasured memory for loved ones. Your funeral is an expression of your life and a gift to the friends and family you leave behind. By pre-funding this tribute with life insurance from Security National Life you are assured your wishes will be honored. Pre-Need is the pre-planning and funding of a funeral before one needs to do so at the time of a death.

A funeral can be costly and difficult to arrange for grieving family members, so planning ahead can ensure the decisions regarding your funeral or memorial services have already been made. **Proper planning for your final wishes is more than wise;** it is a thoughtful decision to help your family during a difficult time of loss.

At Security National Life Insurance Company we are dedicated to helping our client funeral homes help the individuals and families that they serve to plan and pay for their funeral arrangements. Working with **a growing network of funeral professionals** throughout the United States, we offer a wide assortment of products that are affordable and easy to acquire. **It’s not just a business...it’s helping you help your family.**

Welcome to Security National Life Insurance Company. We look forward to working with you.

Contact us today for more information 1 (800) 574-7117
or visit www.securitynational.com



Gary Adcock
Pre-Need Regional Manager



Todd Clendennen
Pre-Need Regional Manager



Ron Greenwell
Final Expense Manager



Earl Harrison, III
Pre-Need Marketing Manager



Kassie Hayes
Pre-Need Regional Manager



Jennifer Jernigan
Pre-Need Regional Manager



Jay Leverette
Pre-Need Regional Manager



Brice Paul
Final Expense and
Pre-Need Manager



Stan St. Clair
Final Expense Manager -
Alabama, Georgia, South
Carolina, Tennessee



We help people at critical times in life...
We can help you afford a college education.

Will your children and
grandchildren have the
opportunity to obtain a
**QUALITY COLLEGE
EDUCATION?**



Jeff Jones
National Sales Director



Jason G. Overbaugh
Vice President
Chief Marketing Officer



Maria Alexander
National Training Director

Through the New Success Life Program, parents and grandparents can use Life Insurance to help their children and grandchildren realize the dream of a college education.

Our **Flexible Life Accumulator (FLA)** life insurance product is specifically designed to build cash value in addition to offering the protective services of life insurance. Because the FLA product is a 10-year whole life insurance product with an annuity rider the product is portable and can be used in a number of ways. For instance you can use the cash value to help repay your college debt and/or you can keep the policy as a long term investment, and also have the security of life insurance.

As a policyholder you will have access to our **Student Service Center** which will guide you through the complexities of college finance. Applying for financial aid can be an overwhelming and daunting task. Government rules and regulations are constantly changing and our professional staff is here to advise you throughout the process of obtaining financial aid.

Our Student Service Center can help you and your student fund some or all of their college education through the use of federally guaranteed student loans. As well, we can help with **scholarship searches** and **grant searches** that may help fund your student's education.

Learn more by calling toll free 1 (800) 336-9558
or visit www.securitynational.com



Emory & Rachel Jones
Regional Manager



Terry Davis
Area Manager - Florida



Albert Hickey
Area Manager - Louisiana



Bob Taylor
Area Manager - South Carolina



Linda & Ronald Webb
Area Managers - Florida



Tammy Parks
State Manager

Not Pictured:

- Brenda Bush - State Manager
- Jerry Lenior - State Manager
- Lucius Morris - State Manager
- Princess Wilkes - State Manager
- Tony & Pauline Talley - State Managers
- Jesse Simmons - State Manager
- Cindi Greene - State Manager
- Stanley Sanders - State Manager



We help people at critical times in life...
We can help with end of life decisions.

HOME SERVICE
INSURANCE
can provide for
funeral and cemetery
expenses that could
shatter a family
with restricted income.



Christopher Meredith
National Sales Director
Home Service



Jason Overbaugh
Vice President
Chief Marketing Officer



Janie White
Office Manager - Mississippi,
Louisiana



Mynon D. LaRose
Assistant Office Manager
Mississippi, Louisiana



Brenda Hall
Memorial Insurance Co. of America
Office Manager - Arkansas

Security National Life Insurance Company -- Home Service

Home Service Insurance is one of the oldest forms of insurance. It originated in England in 1854. Typically, the insurance was less than \$1,000, which provided **personal security** for low and middle-income families. Today, Home Service Insurance is primarily used as burial insurance designed to pay the **funeral and cemetery expenses** that could shatter a family of limited means.

Home Service Insurance is a consumer friendly way to arrange and pay for funeral and burial expenses. Our product is sold through either a local funeral home or by a neighborhood agent. The personal approach continues with the payment options. Each month the customer may visit the funeral home or the agent will make a personal visit to the home to collect the premium. This allows the older population we serve to have the **peace of mind** that their personal choices will be honored.

Today, Security National Life Insurance Company is filling this key need for thousands of families by offering our **Home Service Insurance Plans** through local funeral homes and agents throughout the southern United States. Each of these funeral homes and agents are a **Team Member** with Security National Life and has the ability to customize a variety of pre-need funeral plans for the families and communities they serve.

Contact us today for more information 1 (800) 826-6803
or visit www.securitynational.com



Albert Lynn
Regional Manager
Central Mississippi



Keith Rogers
Regional Manager
North Mississippi



Bobby Pierce
Regional Manager
Southern Mississippi



Jon Meredith
Auditor



We help people at critical times in life...
We can help with your business expansion
and operations.

FAST FUNDING
eliminates the
cash flow delay.



Andrew Quist
National Director - Fast Funding



Jamie Meredith
Executive Vice President



Kevin Smith
Vice President

C&J's ***Fast Funding*** is your answer to eliminating the hassle and cash flow delay in processing insurance death claims.

C&J Financial, LLC was acquired in July 2007 and is a wholly-owned subsidiary of Security National Financial Corporation. C&J has been providing financial and administrative solutions to the funeral industry for over a decade. C&J is located in Rainbow City, Alabama and **works with hundreds of funeral homes and cemeteries nationwide** in processing thousands of death claims and funding millions of dollars of benefits per year.

Through ***Fast Funding***, funeral homes or cemeteries reassign the insurance policy a family presents for payment of goods and services to C&J Financial. The firm simply completes a "Fact Sheet", "Assignment/Reassignment form" and a "Claimant Statement", and then faxes them to our office for verification.

As soon as the status of the insurance policy is determined and the amount of benefit is verified, **payment is made to the funeral home**. This is typically a 24 to 48 hour process from the funding request to receipt of funds vs waiting weeks or months to receive payment.

By reassigning insurance claims to C&J, funeral homes and cemeteries can **reduce their administrative costs**, eliminate their accounts receivable and focus more time on their families rather than dealing with hundreds of different insurance companies.

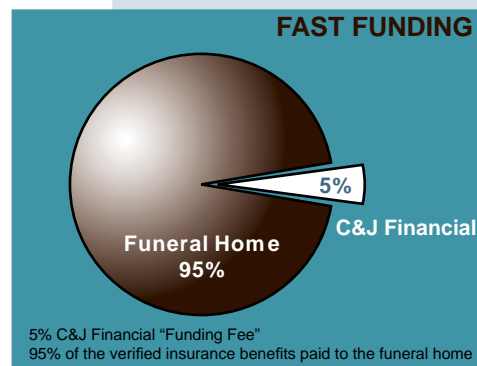
FAST FUNDING BENEFITS:

- Reduced administrative costs
- Eliminate accounts receivable
- Funding within 24 hours of verification
- Death Certificate not required prior to funding
- Very competitive factoring rates
- Funds are wired or sent overnight from **one source**, C&J Financial
- The BEST customer service representatives in the industry

To learn more about ***Fast Funding*** call us at 1.800.785.0003 or visit www.securitynational.com



Rhonda Carr
Office Administrator





We help people at critical times in life...
We can help you acquire your new home.

VISION, CONTINUED
IMPROVEMENT, A WIDE
AND DIVERSE POOL OF
TALENTED EMPLOYEES
*have made our company into
an industry leader in
mortgage banking.*



J. Lynn Beckstead
President



Steve Johnson
Vice President
Chief Operations Officer



Linda Richardson
Area Manager



Dennece Bickley
Area Manager



Mark McDonald
National Retail Manager

SecurityNational Mortgage Company is one of the fastest growing segments of the Security National family. Established in 1993 as an investment alternative for our life insurance operations, it has exploded with growth, funding over \$3 billion dollars annually in mortgage loans.

SecurityNational Mortgage currently operates **28 branch offices** within the United States, and is headquartered in Salt Lake City, Utah.

We have worked diligently to establish **strong relationships** with the nation's leading mortgage servicers, in order to provide a wide range of products to our **mortgage brokers** and business partners. We **offer a full line** of first and second mortgage products for residential real estate.

In addition to standard FHA, VA, **Fannie Mae, and Freddie Mac mortgages**, we provide a full line of mortgage loans on loan sizes up to \$1 million. **We also can accommodate those who are interested in understanding and taking advantage of the government insured Reverse Mortgage products.** In most cases, our mortgage loans are processed through our "rapid response" **automated** underwriting systems, receiving same day decisions, saving time and money. We also offer commercial and new construction financing for a variety of needs.

In this day and age, **service and information are key.** Our support staff and information systems are second to none. Our brokers, branch managers and business partners have **confidence** in knowing that business is getting done when they work with SecurityNational Mortgage.



Ken Parr
Vice President - Operations



Garrett Sill
Vice President - CFO



Gene Lanier
National Marketing Director



Russ Warner
Regional Manager



Mike Tague
Regional Manager



Robert Hanna
No. CA Regional Manager



Lisa Newman
Regional Manager



Mike Muirbrook
IT Specialist

Learn more by calling toll free 1 (800) 262-0642 or visit www.securitynational.com

Branch Locations & Managers

Arizona, Phoenix - David Lodwig
California, Sacramento - Annette Battaglia
California, San Diego - Cheryl Zenski
California, Valencia - Sherrill Glover
Florida, Orlando - Terri Tillman
Florida, Tampa Bay - Cindy Ferrentino
Hawaii, Kailua - Rhonda Neathery
Indiana, Indianapolis - Jennifer Sansone
Kansas, Kansas City - Dave Purdy
North Carolina, Raleigh - Phillip Wagner
Oklahoma, Oklahoma City - Danny Morgan
Oregon, Bend - Lynette Smith
Oregon, Portland - Lisa Messervy
Texas, Austin - Brian Hill

Texas, Dallas - Nancy Snowden
Texas, Houston - Darryl Plaisance
Texas, San Antonio - Jamie Hoggatt
Utah, Avalon (Murray) - Blake Barnes
Utah, Holladay - Mark McDonald
Utah, Sandy - Dee Murphy
Utah, Silver Ridge (Cottonwood Heights #1) - Dan Munford
Utah, Silver Ridge (Cottonwood Heights #2) - Dan Munford
Utah, Silver Ridge (Midvale) - Jason Gautreau
Utah, Silver Ridge (Tooele) - Lauri Nunley
Utah, Silver Ridge (St. George) - Veronica Thomas
Utah, Orem - Joel Harward
Utah, Salt Lake City - Debbie Giersz
Washington, Lynnwood - Patricia Morris



We help people at critical times in life...
We can help with your business expansion
and operations.

COMMERCIAL LOANS

Our passion is commercial
real estate finance.

Let us serve you.



Henry Kesler
Vice President



Michael Southard
Vice President

Security National Capital, Inc. ... An additional source of revenue for our company.

Security National Capital complements SecurityNational Mortgage's residential lending platform and provides an additional investment vehicle for our life insurance company. The company business plan is to successfully compete in the national commercial mortgage market as a **bridge loan lender** and as a mortgage banker of term loans.

Security National Capital is located in our corporate headquarters in Salt Lake City, Utah. Commercial mortgage programs are made available to approved residential mortgage brokers through the branch offices of SecurityNational Mortgage, strengthening and enhancing those important relationships. Through **active internet marketing**, commercial mortgages are also offered directly to borrowers in all fifty states. Our target bridge loan size is between \$500,000 and \$3,000,000.

We distinguish ourselves in the marketplace by providing conservative loan to value, **short term "bridge" financing on commercial properties** that need to close quickly and that will be repaid within 12 to 24 months. These portfolio loans lead to opportunities to provide longer term financing which we place with other institutional investors. For a presentation of the mortgage products offered, please visit our state of the industry website: www.sncloans.com.

Reduced liquidity in the **global capital markets** has resulted in fewer term mortgage products that we are able to offer to our clients who desire permanent loans. While commercial mortgages continue to perform very well as an asset class, there has been continued industry-wide tightening of underwriting standards, loan to value ratios have been lowered, and credit standards raised for those seeking traditional 5 and 10 year loans. We continue to offer a limited range of saleable secondary market products for those qualified borrowers with satisfactory income producing commercial property.

Learn more by calling 1 (801) 287-8316 or 1 (801) 287-8373, or visit www.sncloans.com



We help people at critical times in life..
We can help with end of life decisions

SOME DECISIONS ARE
TOO IMPORTANT
TO LEAVE TO ANYONE ELSE.

Nowhere is this more true
than in making funeral and
cemetery plans.



G. Robert Quist, CPC
President



James March
Vice President - Singing Hills
Memorial Park
General Manager - California



Gerald Brown
General Sales Manager
California



Robert S. Ulch, CPC
General Manager - Utah
Marketing



**Brandon W. Burningham
CPC, CPSP**
General Manager - Utah
Operations

Memorial Mortuaries and Cemeteries offers the finest in funeral and cemetery products and services. A dedicated staff of professionals strives to diligently fulfill the expectations and needs of the families they serve.

As recent recipients of the National Funeral Directors Association (NFDA) **Pursuit of Excellence Award**, a designation earned by only 2% of funeral providers nationwide, Memorial Mortuaries and Cemeteries continues to build a legacy of service and growth.

Memorial Mortuaries and Cemeteries operate 11 mortuaries and 6 cemeteries throughout three western states serving over 5,000 families in 2007 with their funeral & cemetery arrangements.

Pre-Planning (pre-arrangement of funeral services), provided by Memorial Mortuaries and Cemeteries, gives families and individuals a way to remove the burden of making decisions during the difficult days following the death of a loved one. It enables a **more personalized** service experience and allows families to be prepared for an emergency that every family will eventually face. There are several reasons why families choose to Pre-Plan their final arrangements with Memorial; one of those reasons include the fact that **decisions are made together**, not alone, thus helping to reduce the heartache, indecision and expense often experienced at a time of loss.

Pre-Planning also allows families to protect themselves against inflation and the ever-rising cost of funerals. However, one of the biggest reasons families choose to Pre-Plan with Memorial is because of the peace of mind they feel when they know that they have provided a level of comfort and a benefit worth far more than any dollars spent.

Contact Memorial Mortuaries and Cemeteries today to receive a complimentary copy of the **Gift of Love Memorial Guide**, which will assist you in recording important information that can ease the burden left to those you love; you will also receive money-saving information regarding Pre-Planning.

Memorial Mortuaries and Cemeteries are proud members of the following:

ICCFA

NFDA

Pursuit of Excellence

UFDA

CFSP

CPC



Learn more by calling toll free 1 (800) 257-6099
or visit www.memorialutah.com



West Foulger, CPC
Marketing Manager
Redwood Memorial



Eddie Lopez
Mortuary Manager - Arizona
Greer-Wilson Funeral Home



Dave Gunnerson, CPC
Marketing Manager
Mountain View Memorial



Larry Millett
Mortuary Manager - Utah
Cottonwood Mortuary



Verlene Healy, CPC
Marketing Manager
Lake View Memorial/Deseret



Shannon Owsley
Mortuary Manager - Arizona
Adobe Chapel Funeral Home



D.R. Paul, CPC
Marketing Manager
Lake Hills Memorial



Bruce Abby
Mortuary Manager - Arizona
Crystal Rose Funeral Home



Steve Wood, CPC
Marketing Manager
Holladay/Cottonwood Memorial



Blake Yates
Mortuary Manager - Utah
Redwood Mortuary



We help people at critical times in life...
We can help with your business expansion
and operations.

COMMERCIAL PROPERTIES
A fine example of the wise investment
strategy of our management team.



Ronald J. Dowden
 Vice President
 Property Management
 & Leasing

Security National Life Building
 Jackson, Mississippi



Pine Hill Business Park
 Murray, Utah



Security National Life Building
 Lake Mary, Florida



Green Street Office Building
 Murray, Utah



Each of our commercial properties is a fine example of the **wise investment strategy** of our management team. The team consists of management and an 8 member staff handling maintenance as well as remodeling to suit the needs of new and existing tenants. There are approximately 80 income producing tenants in our rental properties. All of our properties have the potential for development or have raw land with **plans for future improvements**. For more information regarding leasing opportunities within our properties contact Ron Dowden.

1 (801) 262-2692
rond@securitynational.com



SNFC Corporate Offices
 Salt Lake City, Utah

Directors and Officers



George R. Quist

Founder
Chief Executive Officer
Chairman of the Board
Director
Executive Committee



Scott M. Quist

President
Chief Operating Officer
Director
Executive Committee



H. Craig Moody

President, Moody & Associates
Director
Executive Committee
Audit Committee
Compensation Committee
Nominating and Corporate Governance Committee



Charles L. Crittenden

President, Crittenden Paint & Glass
Owner, Crittenden Enterprises
Director
Compensation Committee
Audit Committee
Nominating and Corporate Governance Committee



Norman G. Wilbur

Former Manager of Planning
and Reporting, J.C. Penney Co., Inc.
Director
Compensation Committee
Audit Committee
Nominating and Corporate Governance Committee



Robert G. Hunter M.D.

Past Medical Staff President
Department Head-Otolaryngology, Head and Neck Surgery
Intermountain Medical Center
Compensation Committee
Nominating and Corporate Governance Committee



J. Lynn Beckstead

President, SNMC
Director



G. Robert Quist

First Vice President
Secretary



Stephen M. Sill

Vice President
Treasurer and
Chief Financial Officer



Christie Q. Overbaugh

Senior Vice President of Internal
Operations



Randall Mackey

Partner, Mackey, Price,
Thompson & Ostler
Legal Counsel

As a shareholder of Security National Financial Corporation you are entitled to **benefits and discounts on the products and services we offer**. Additionally, our Company offers a wide variety of **exciting career opportunities** throughout the nation.

Please refer to the list below for the specific person to contact in order to obtain more information regarding your area of interest.

Life Insurance & Annuity Plans

Mandi Beauchaine at 1 (800) 574-7117

Higher Education Plans

Jason Overbaugh at 1 (800) 574-7117

Fast Funding

Jamie Meredith at 1 (800) 826-6803 or
Kevin Smith at 1 (800) 735-0003

Funeral Home & Cemetery Pre-Planning Services

Robert Ulch at 1 (800) 257-6099

Commercial Loans

Henry Kesler at 1 (801) 287-8316

Mortgage Services

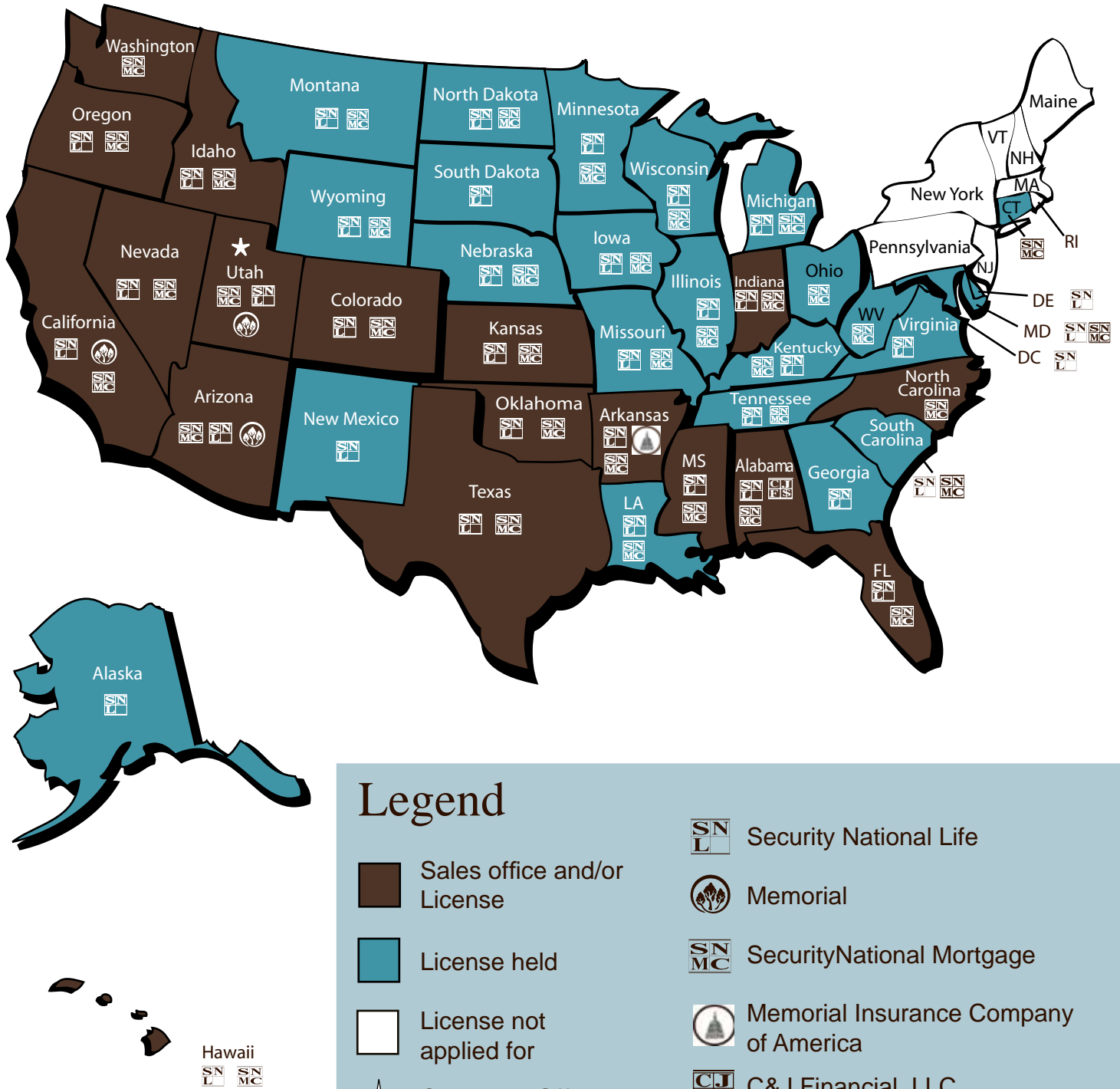
Ken Parr at 1 (800) 262-0642

Commercial Real Estate Leasing Opportunities

Ron Dowden at 1 (801) 262-2692

Thank You! Your continued support directly contributes to the growth of our Company.

Learn more by calling one of the contacts listed above
or visit www.securitynational.com



SNFC Corporate Offices

Security National Financial Corporation
5300 South 360 West, Suite 250
Salt Lake City, UT 84123
P.O. Box 57250
Salt Lake City, UT 84157-0250
Telephone: (801) 264-1060
Toll Free: (800) 574-7117
Fax: (801) 265-9882

SNFC Corporate Offices

George R. Quist
Chairman of the Board
Scott M. Quist
President
Chief Operating Officer
G. Robert Quist
First Vice President
Secretary
President, Memorial Estates
Stephen M. Sill
Vice President
Treasurer
Chief Financial Officer

SNFC Corporate Directors

J. Lynn Beckstead, Jr.
President, SNMC, Director
Charles L. Crittenden
President, Crittenden Paint & Glass
Owner, Crittenden Enterprises
Director, Compensation Committee
Audit Committee
Nominating and Corporate Governance Committee
Robert G. Hunter, M.D.
Past Medical Staff President
Department Head-Otolaryngology-Head and Neck Surgery
Intermountain Medical Center
Executive Committee Member
Director, Compensation Committee
Nominating and Corporate Governance Committee
H. Craig Moody
Director, Compensation Committee
Executive Committee, Audit Committee
Nominating and Corporate Governance Committee
George R. Quist
Founder, Chairman of the Board
Chief Executive Officer, Executive Committee
Scott M. Quist
President
Chief Operating Officer, Director
Executive Committee
Norman G. Wilbur
Former Manager of Planning and Reporting,
J.C. Penney Co., Inc.
Director, Compensation Committee
Audit Committee
Nominating and Corporate Governance Committee

Form 10-K Offer

If you are a holder or beneficial owner of the Company's stock, the Company will send you, upon request and at no charge, a copy of the Company's Annual Report on Form 10-K filed with the Securities & Exchange Commission for the year 2007 (including a list of exhibits). All requests must be made in writing to the Secretary, SecurityNational Financial Corporation
P.O. Box 57250
Salt Lake City, Utah 84157-0250.

Stock Transfer Agents

Zions First National Bank
P.O. Box 30880
Salt Lake City, UT 84130
Former Holders of Preferred Stock and/or Promissory Notes
Security National Financial Corporation
Attn: Stock Department
P.O. Box 57250
Salt Lake City, UT 84157-0250

Certified Public Accountants

Hansen, Barnett & Maxwell, P.C.
Salt Lake City, Utah

Legal Counsel

Mackey, Price, Thompson & Ostler
Salt Lake City, Utah

Company Email Address:

contact@securitynational.com

Company Internet Address:

www.securitynational.com

Life Insurance Offices

Security National Life Insurance Company
5300 South 360 West, Suite 200
Salt Lake City, UT 84123
Telephone: (801) 264-1060

Memorial Insurance Company of America
634 West Main
Blytheville, AR 72315-3336
Telephone: (870) 763-0713

Columbus, MS Office
501 7th Street North, Suite 10
Columbus, MS 39701
Telephone: (662) 328-8088

Jackson, MS Office
3935 I-55 South
Jackson, MS 39212
Telephone: (800) 826-6803

Lake Mary, FL Office
755 Rinehart Road, Suite 200
Lake Mary, FL 32746-8402
Telephone: (407) 321-7113

Fast Funding

C&J Financial, LLC
175 Lester Parkway
Rainbow City, AL 35906
Telephone: (800) 785-0003

Mortgage Locations

Security National Mortgage Company
5300 South 360 West, Suite 150
Salt Lake City, Utah 84123
Telephone: (801) 264-8111

Security National Capital
5300 South 360 West Suite 350
Salt Lake City, UT 84123
Telephone: (801) 287-8316

Austin, TX
3613 Williams Drive, Suite 1006
Georgetown, TX 78628
Telephone: (512) 930-1003

Bend, OR
999 SW Disk Drive, Suite 104
Bend, OR 97702
Telephone: (541) 382-9144

Cottonwood Heights, UT (Silver Ridge)
6955 Union Park Center, #100
Midvale, UT 84047
Telephone: (801) 545-7270

Cottonwood Heights, UT (Silver Ridge)
6740 South 1300 East, #100
Cottonwood Heights, UT 84121
Telephone: (801) 748-4888

Dallas, TX
12750 Merit Drive Suite 1212
Dallas, TX 75251
Telephone: (469) 374-9700

Holladay, UT
970 East Murray-Holladay Road #4A
Salt Lake City, UT 84117
Telephone: (801) 262-3553

Houston, TX
5353 West Sam Houston Parkway North, Suite 160
Houston, TX 77041
Telephone: (713) 785-6600

Indianapolis, IN
Southpark Business Center, Suite 45
45 South Park Boulevard
Greenwood, IN 46143
Telephone: (317) 883-5390

Kailua, Hawaii
970 North Kalaheo Avenue, Suite A102
Kailua, HI 96734
Telephone: (808) 254-5312

Kansas City, KS
Financial Plaza III
6900 College Boulevard, Suite 950
Overland Park, KS 66211
Telephone: (913) 338-2929

Lynnwood, WA
3500 188th Street SW #275
Lynnwood, WA 98037
Telephone: (425) 672-6377

Midvale, UT (Silver Ridge)
6975 Union Park Center, #150
Midvale, UT 84047
Telephone: (801) 838-9808

Murray, UT (Avalon)
5525 South 900 East, Suite 100
Murray, UT 84117
Telephone: (801) 327-0090

Oklahoma City, OK
4045 NW 64th Street, Suite 500
Oklahoma City, OK 73116
Telephone: (405) 842-8700

Orem, UT
474 West 800 North, Suite 102
Orem, UT 84057
Telephone: (801) 426-3680

Orlando, FL
755 Rinehart Road, Suite 250
Lake Mary, FL 32746-8402
Telephone: (407) 321-7113

Phoenix, AZ
410 North 44th Street #190
Phoenix, AZ 85008
Telephone: (602) 273-9610

Portland, OR
4800 SW Griffith Drive, Suite 250
Beaverton, OR 97005
Telephone: (503) 597-5656

Raleigh, NC
2500 Regency Parkway
Cary, NC 27518
Telephone: (919) 654-6858

Sacramento, CA
12150 Tributary Point Drive #160
Gold River, CA 95670
Telephone: (916) 985-8806

Salt Lake City, UT
5251 South Green Street #350
Murray, UT 84123
Telephone: (801) 262-6033

St. George, UT (Silver Ridge)
1173 South 250 West #107B
St. George, UT 84770
Telephone: (435) 656-3903

San Antonio, TX
613 NW Loop 410 Suite 685
San Antonio, TX 78216
Telephone: (210) 541-8080

San Diego, CA
7676 Hazard Center Drive, Suite 625
San Diego, CA 92108
Telephone: (619) 220-8892

Sandy, UT
9149 South Monroe, Suite A
Sandy, UT 84070
Telephone: (801) 567-1100

Tampa Bay, FL
8950 Martin Luther King Street, Suite 103
St. Petersburg, FL 33702
Telephone: (727) 577-5802

Tooele, UT (Silver Ridge)
1244 North Main Street # 203
Tooele, UT 84074
Telephone: (435) 843-5340

Valencia, CA
27433 Tourney Road, Suite 220
Valencia, CA 91355
Telephone: (661) 799-0060

Mortuary Locations

Cemetery & Mortuary Business Office
5300 South 360 West, Suite 200
Salt Lake City, UT 84123
Telephone: (801) 268-8771

Adobe Chapel Funeral Home
218 North Central
Avondale, AZ 85323
(623) 932-4418

Colonial Mortuary
c/o 36 East 700 South
Salt Lake City, UT 84111
Telephone: (801) 484-8561

Cottonwood Memorial Mortuary, Inc.
4670 South Highland Drive
Salt Lake City, UT 84117
Telephone: (801) 278-2801

Crystal Rose Funeral Home
9155 West Van Buren
Tolleson, AZ 85353
Telephone: (623) 936-3637

Deseret Memorial Mortuary, Inc.
36 East 700 South
Salt Lake City, UT 84111
Telephone: (801) 364-6528

Greer-Wilson Funeral Home
5921 West Thomas Road
Phoenix, AZ 85033
Telephone: (623) 245-0994

Lake Hills Memorial Mortuary
10055 South State Street
Sandy, UT 84070
Telephone: (801) 566-1249

Lakeview Memorial Mortuary
1640 East Lakeview Drive
Bountiful, UT 84010
Telephone: (801) 298-1564

Memorial Mortuary
5850 South 900 East
Murray, UT 84121
Telephone: (801) 262-4631

Mountain View Memorial Mortuary
3115 East 7800 South
Cottonwood Heights, UT 84121
Telephone: (801) 943-0831

Paradise Chapel Funeral Home
3934 East Indian School Road
Phoenix, AZ 85018
Telephone: (602) 955-1600

Redwood Memorial Mortuary
6500 South Redwood Road
West Jordan, UT 84123
Telephone: (801) 969-3456

Cemetery Locations

Holladay Memorial Park
4900 South Memory Lane
Holladay, UT 84117
Telephone: (801) 278-2803

Lake Hills Memorial Cemetery
10055 South State Street
Sandy, UT 84070
Telephone: (801) 566-1249

Lakeview Memorial Cemetery
1640 East Lakeview Drive
Bountiful, UT 84010
Telephone: (801) 298-1564

Mountain View Memorial Park
3115 East 7800 South
Salt Lake City, UT 84121
Telephone: (801) 943-0831

Redwood Memorial Cemetery
6500 South Redwood Road
West Jordan, UT 84123
Telephone: (801) 969-3456

Singing Hills Memorial Park
2800 Dehesa Road
El Cajon, CA 92019
Telephone: (619) 444-3000



Our Motto is Excellence

Cover photography by Laurie Earl