

WHEN RECORDED MAIL TO:
RYAN COOPER, Trustee
PO BOX 304
AMERICAN FORK, UT 84003

13786485
9/30/2021 9:40:00 AM \$40.00
Book - 11247 Pg - 428-429
RASHELLE HOBBS
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 2 P.

WARRANTY DEED

LOUISE CASE, TRUSTEE OF THE LOUISE CASE APT. TRUST, DATED APRIL 26, 2010, Grantor, of Salt Lake City, Salt Lake County, State of Utah hereby conveys and warrants to:

RYAN COOPER, TRUSTEE OF THE RYAN COOPER APT. TRUST, DATED APRIL 26, 2010, Grantee of Salt Lake City, Salt Lake County, State of Utah for the sum of (\$10.00) Ten Dollars and other good and valuable considerations, the following described tract of land in Salt Lake County, State of Utah, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

TAX I.D. 16-20-353-027-0000

Subject to all restrictions, easements, and rights of way appearing of record and enforceable in law and subject to current property taxes for 2012 and thereafter

WITNESS the hand of said Grantor this 28th day of September, 2012.

Louise Case, Trustee

LOUISE CASE, TRUSTEE OF THE LOUISE CASE APT. TRUST,
DATED APRIL 26, 2010

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

ACCOMMODATION RECORDING ONLY.
COTTONWOOD TITLE INSURANCE AGENCY,
INC. MAKES NO REPRESENTATION AS TO
CONDITION OF TITLE, NOR DOES IT ASSUME
ANY RESPONSIBILITY FOR VALIDITY,
SUFFICIENCY OR EFFECTS OF DOCUMENT.

On this 28th day of September, 2012, personally appeared before me, Louise Case, Trustee of the Louise Case Apt. Trust the signor of the within instrument, who duly acknowledged before me that she executed the same.

[Signature]

Notary Public



EXHIBIT "A"

BEGINNING AT A POINT SOUTH 0 DEG. 12' WEST 33 FEET AND NORTH 89 DEG. 49' EAST 724.9 FEET AND NORTH 0 DEG. 19' EAST 618 FEET DISTANT FROM THE SOUTHWEST CORNER OF LOT 2, BLOCK 44, TEN ACRE PLAT "A", BIG FIELD SURVEY. THENCE SOUTH 0 DEG. 14' WEST 65 FEET; THENCE SOUTH 89 DEG. 49' WEST 196.59 FEET; THENCE NORTH 0 DEG. 11' EAST 65 FEET. MORE OR LESS. THENCE NORTH 89 DEG. 49' EAST 196.59 FEET TO THE POINT OF BEGINNING.

Tax ID#: 16-20-353-027-0000