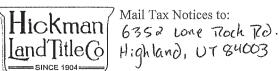
File No. 105234



Recorded 11-Feb-2022 Filing No.102491
At 04:32 PMin BookU12 Page 99
Fee \$40.00 Krystal G. Butterfield Rich County Recorder
For HICKMAN LAND TITLE LOGAN

Counterpart |

of 2

WARRANTY DEED

GERALD E. PHELPS and MILDRED BRAGG PHELPS, as Trustees of THE PHELPS FAMILY TRUST, dated July 19, 2012, and JUNE R. MASON and MARCHELL BAKER, as Trustees of the W. BOYD AND JUNE R. MASON FAMILY TRUST, dated December 14, 1998

grantors of the State of Utah, do hereby CONVEY and WARRANT to

JARED LANCASTER and BONNIE LANCASTER, husband and wife as joint tenants

grantees for the sum of TEN DOLLARS and other good and valuable consideration the following described tract of land in Rich County, State of Utah.

Lot 31, SWEETWATER PARK SUBDIVISION NO. 6, as shown by the official plat thereof filed October 5, 1972 as Filing No. F12,914, in Book H2, Page 446 in the office of the Recorder of Rich County, Utah.

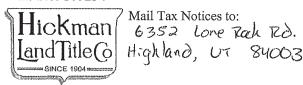
Tax Roll No. 36-05-060-0031

WITNESS, the hand of said grantors, this February 10, 2022

THE PHELPS FAMILY TRUST, dated July 19, 2012
By: " Lew Select & Whelm
GERALD E. PHELPS, Trustee
By: Mudw Bragg Thelys MILDRED BRAGG PHELPS, Trustee
W. BOYD AND JUNE R. MASON FAMILY TRUST, dated December 14, 1998
By: JUNE R. MASON, Trustee
By: MARCHELL BAKER, Trustee

	TRUSTEE ACKNOWLEDGMENT
STATE OF \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	
0 % 1	SS
County of Rich)
On the \(\frac{1}{2}\) day of February, 2 BRAGG PHELPS known to more 2012, and the Trustees who su	022 personally appeared before me GERALD E. PHELPS and MILDRED et to be the Trustees of THE PHELPS FAMILY TRUST, dated July 19, bscribed the said Trust name to the foregoing instrument, acknowledged to in said Trust name, and that said Trust executed the same. NOTARY PUBLIC SHARLENE C. MILLARD My Commission # 704410 My Commission Expires February 14, 2023 STATE OF UTAH
	TRUSTEE ACKNOWLEDGMENT
OTATE OF	I ROSTEE ACKNOWLEDGIVENT
STATE OF) SS
County of)
On the day of February, 2 BAKER known to me to be the December 14, 1998 and the Tru	022 personally appeared before me JUNE R. MASON and MARCHELL Trustees of W. BOYD AND JUNE R. MASON FAMILY TRUST, dated astees who subscribed the said Trust name to the foregoing instrument, executed the same in said Trust name, and that said Trust executed the
Notary Public	
romij radio	

File No. 105234



Counterpart 2 of 2

WARRANTY DEED

GERALD E. PHELPS and MILDRED BRAGG PHELPS, as Trustees of THE PHELPS FAMILY TRUST, dated July 19, 2012, and JUNE R. MASON and MARCHELL BAKER, as Trustees of the W. BOYD AND JUNE R. MASON FAMILY TRUST, dated December 14, 1998

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Tax Roll No. 36-05-060-0031

WITNESS, the hand of said grantors, this February 10, 2022

THE PHELPS FAMILY TRUST, dated July 19, 2012

By:	
GERALD E. PHELPS, Trustee	
By:	
MILDRED BRAGG PHELPS, Trustee	
W. BOYD AND JUNE R. MASON FAMIL	Y TRUST, dated December 14, 1998
By: Mul for Mason	
JUNE K. IVIASON, Trustee	

MARCHELL BAKER, Trustee

TRUSTEE ACKNOWLEDGMENT
STATE OF)
SS
County of)
On the day of February, 2022 personally appeared before me GERALD E. PHELPS and MILDRED BRAGG PHELPS known to me to be the Trustees of THE PHELPS FAMILY TRUST, dated July 19, 2012, and the Trustees who subscribed the said Trust name to the foregoing instrument, acknowledged to me that they executed the same in said Trust name, and that said Trust executed the same.
Notary Public
Nothing I dolle
TRUSTEE ACKNOWLEDGMENT
STATE OF Utah
County of Cache SS
County of <u>Cache</u>
On the <u>ID</u> day of February, 2022 personally appeared before me JUNE R. MASON and MARCHELL BAKER known to me to be the Trustees of W. BOYD AND JUNE R. MASON FAMILY TRUST, dated December 14, 1998 and the Trustees who subscribed the said Trust name to the foregoing instrument, acknowledged to me that they executed the same in said Trust name, and that said Trust executed the same.
All Tolet
Notary Public KYLIE D. TRAUNTVEIN
Notary Public KYLIE D. TRAUNIVEIII NOTARY PUBLIC - STATE OF UTAM My Comm. Exp. 05/27/2025 Commission #718596