

**WHEN RECORDED, MAIL TO:**

Erik C. Paulsen, LLC  
8494 South 700 East, Suite 150  
Sandy, Utah 84070

**ENTRY NO. 01083266**

12/14/2017 10:38:15 AM B: 2442 P: 0447

Warranty Deed PAGE 1/1  
MARY ANN TRUSSELL, SUMMIT COUNTY RECORDER  
FEE 10.00 BY ERICK C PAULSEN LLC



**MAIL TAX NOTICES TO:**

4163 Hilltop Court  
Park City, Utah 84098

**SPECIAL WARRANTY DEED**

THIS SPECIAL WARRANTY DEED is given by JOHN D. SPENCER and MICHELLE W. SPENCER, with an address of 4163 Hilltop Court, Park City, Utah 84098 (collectively referred to as "Grantor"), to HILLTOP COURT, LC, a Utah limited liability company, with an address of 4163 Hilltop Court, Park City, Utah 84098 (as "Grantee").

For valuable consideration, Grantor hereby conveys and warrants only as against all claiming by, through or under it to Grantee certain real estate situated in Summit County, State of Utah, more particularly described as follows:

**UNIT 107, OF THE NEW CLAIM CONDOMINIUMS, A UTAH CONDOMINIUM PROJECT, TOGETHER WITH AN UNDIVIDED APPURTENANT OWNERSHIP INTEREST IN THE COMMON AREAS AND FACILITIES OF THE PROJECT AS THE SAME ARE IDENTIFIED AND ESTABLISHED IN THE RECORD OF SURVEY MAP AND CONDOMINIUM DECLARATION RECORDED DECEMBER 16, 1983 AS ENTRY NO. 214248 AND 214249 AND AMENDED DECLARATION RECORDED JULY 1987 IN BOOK 436 AT PAGE 587 OF THE OFFICIAL RECORDS, IN THE OFFICE OF THE SUMMIT COUNTY RECORDER.. PARCEL NO. NC-107**

DATED effective as of November 29, 2017.

  
JOHN D. SPENCER

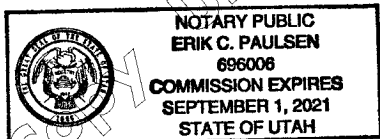
  
MICHELLE W. SPENCER

STATE OF UTAH

:SS

COUNTY OF SALT LAKE

On November 29, 2017, before me, the undersigned notary, personally appeared JOHN D. SPENCER and MICHELLE W. SPENCER, who are personally known to me, or satisfactorily proved to be the persons whose names are signed on the preceding deed, and acknowledged to me that they signed it voluntarily for its stated purpose.



  
NOTARY PUBLIC