

WHEN RECORDED MAIL TO:
DAMIEN QUINONEZ
75 E REDWING COURT
SARATOGA SPRINGS, UT 84045

ENT 113029:2022 PG 1 of 1
Andrea Allen
Utah County Recorder
2022 Oct 26 09:58 AM FEE 40.00 BY CH
RECORDED FOR Inwest Title - Orem #1
ELECTRONICALLY RECORDED

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY _____

RECORDED AT THE REQUEST OF INWEST TITLE SERVICES, INC. ORDER # 297971
MAIL TAX NOTICE TO: DAMIEN QUINONEZ
75 E REDWING COURT SARATOGA SPRINGS, UT 84045

WARRANTY DEED

IAN KERR BIRD, AS HIS SOLE AND SEPARATE PROPERTY

GRANTOR(S)

OF LINDON, COUNTY OF UTAH, STATE OF UT
HEREBY CONVEY AND WARRANT TO

DAMIEN QUINONEZ and SARA QUINONEZ, HUSBAND AND WIFE.

GRANTEE(S)

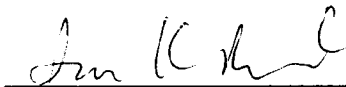
OF SARATOGA SPRINGS, COUNTY OF UTAH, STATE OF UTAH
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,
THE FOLLOWING DESCRIBED TRACT OF LAND IN UTAH COUNTY, STATE OF UT:

(52-625-0126)

**LOT 126, SARATOGA SPRINGS NO. 1 PLANNED UNIT DEVELOPMENT, ACCORDING TO THE OFFICIAL
PLAT THEREOF, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF UTAH COUNTY, UTAH.**

SUBJECT TO EASEMENTS, RESTRICTIONS, COVENANTS AND RIGHTS OF WAY OF RECORD, AND TAXES FOR
THE YEAR 2022 AND THEREAFTER.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS 25th day of October, 2022.

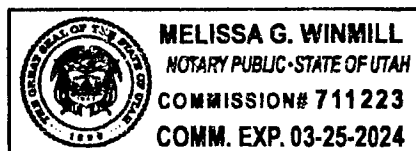


IAN KERR BIRD

ACKNOWLEDGMENT

STATE OF UTAH)
 (ss.
COUNTY OF UTAH)

On October 25, 2022, personally appeared before me **IAN KERR BIRD**, the signer(s) of the foregoing instrument, who
duly acknowledged to me that he/she/they executed the same.




NOTARY PUBLIC