

WHEN RECORDED RETURN TO:

Name: GRANTEE
Address: 2828 SOUTH ARCHMORE COURT
WEST VALLEY CITY, UT, 84128

12238895
3/11/2016 3:29:00 PM \$14.00
Book - 10410 Pg - 6806-6808
Gary W. Ott
Recorder, Salt Lake County, UT
TITLE GUARANTEE S JORDAN
BY: eCASH, DEPUTY - EF 3 P.

File #36629

WARRANTY DEED

KENNETH KWOK, SUCCESSOR TRUSTEE OF THE VINCENT KWOK LIVING TRUST
DATED 09.14.2015

GRANTOR

of SALT LAKE County and State of UTAH, hereby CONVEY(S) AND WARRANTS to:

ERVING P. PENA, AN UNMARRIED MAN

GRANTEE

of SALT LAKE, County and State of Utah, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the following tract(s) of land in SALT LAKE County and State of UTAH described as follows:

LOT 416, BALMORAL TOWNHOMES PHASE 4, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED IN THE OFFICE OF THE COUNTY RECORDER, COUNTY OF SALT LAKE, STATE OF UTAH.

TOGETHER WITH A NON-EXCLUSIVE RIGHT AND EASEMENT FOR THE USE, BENEFIT AND ENJOYMENT, IN COMMON WITH OTHERS, IN AND TO THE COMMON AREAS AS SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED MARCH 13, 1996 AS ENTRY NO. 6302876 IN BOOK 7350 AT PAGES 2318 THROUGH 2354 OF OFFICIAL RECORDS.

Tax Serial No. 14-26-227-142

also known by street and number of: 2828 SOUTH ARCHMORE COURT, WEST VALLEY CITY, UTAH 84128.

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year 2016 and thereafter.

IN WITNESS WHEREOF, the hand of said grantor, this March 9th, 2016

File Number: 36629

Kenn Kwok

KENNETH KWOK, SUCCESSOR TRUSTEE
VINCENT KWOK LIVING TRUST DATED
09/14/2015

STATE OF CA)
) ss.
COUNTY OF)

On the 9th day of March, 2016, personally appeared before me KENNETH KWOK, SUCCESSOR TRUSTEE OF THE VINCENT KWOK LIVING TRUST DATED 09/14/2015, the signer of the foregoing instrument, who duly acknowledged to me that he/she/they executed the same.

See Attached Acknowledgment

Witness my hand and official seal.

Notary Public

CALIFORNIA NOTARY ACKNOWLEDGMENT

For An Individual Acting In His/Her Own Right:

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of San Diego) ss.

On 3/10/2016 before me, Robert Gonzalez Notary Public, personally appeared Kenneth Kwok

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

[NOTARIAL SEAL]

Robert Gonzalez
Signature
Robert Gonzalez
Print Name



My commission expires: 12/13/2018

HEL6850CA (1/15)