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8/31/2016 2:48:00 PM \$12.00
Book - 10471 Pg - 2971-2972
Gary W. Ott
Recorder, Salt Lake County, UT
METRO NATIONAL TITLE
BY: eCASH, DEPUTY - EF 2 P.

Mail Tax notice to:

Grantee
10857 South Pine Shadow Road
South Jordan, UT 84009

MNT File No.: 52746
Tax ID No.: 27-18-428-022

WARRANTY DEED

Brian Michael Higgins and Lindsey Higgins

GRANTOR of South Jordan, State of Utah, hereby CONVEYS and WARRANTS TO:

Elora Basu, unmarried woman

GRANTEE of Salt Lake City, State of Utah, for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Salt Lake County, State of Utah:

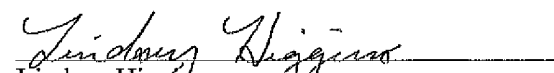
Unit No. 14, contained within the Oquirrh Park Phase 2 Condominiums, as the same is identified in the Record of Survey Map recorded in Salt Lake County, Utah, as Entry No. 7478252, and in the Declaration of Covenants, Conditions and Restrictions and Bylaws of the Oquirrh Park Phase 2 Condominiums, recorded in Salt Lake County, Utah, on September 30, 1999 as Entry No. 7478251 in Book 8312, at Page 7991, of the official records, and all amendments thereto.

TOGETHER WITH: (a) The undivided ownership interest in said Condominium Project's Common Areas and Facilities which is appurtenant to said Unit, (the referenced Declaration of Condominium providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the Common Areas and Facilities to which said interest relates); (b) The exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said Unit, and (c) The non-exclusive right to use and enjoy the Common Areas and Facilities included in said Condominium Project (as said Project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented) and the Utah Condominium Ownership Act.

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

WITNESS, the hand(s) of said grantor(s), 22nd day of August, 2016.


Brian Michael Higgins


Lindsey Higgins

**RESPA
RECORDING**

State of Utah County of Salt Lake)ss:

On this date, August 30, 2016, personally appeared before me Brian Michael Higgins and Lindsey Higgins, the signers of the within instrument, who duly acknowledged to me that they executed the same.



Notary Public

