

129253SL  
WHEN RECORDED MAIL TO:  
Brian Keeran  
1829 South 1100 East  
Salt Lake City, UT 84105

12424279  
11/30/2016 4:35:00 PM \$11.00  
Book - 10506 Pg - 1900  
Gary W. Ott  
Recorder, Salt Lake County, UT  
PINNACLE TITLE CO.  
BY: eCASH, DEPUTY - EF 1 P.

**WARRANTY DEED  
LLC**

**Sinclair House, LLC, a Utah limited liability company**,  
a Limited Liability Company organized and existing under the laws of the State of Utah, with its principal office  
in Salt Lake City, grantor hereby Conveys and Warrants to

**Brian Keeran and Lori Keeran, husband and wife**, grantee of Salt Lake City, for the sum of TEN DOLLARS  
AND OTHER VALUABLE CONSIDERATION DOLLARS the following described tract of land in Salt Lake  
County, State of Utah:

**All of Lot 1 and the South 17 ½ feet of Lot 2, Block 7, PERKINS FIRST ADDITION TO GRAND VIEW,  
Subject to a right of way over the North 2 feet 8 inches thereof and Together with a right of way over  
the 4 feet 4 inches adjoining the North.**

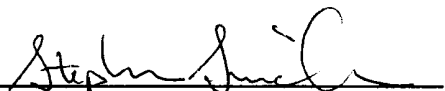
**16-17-408-010**


SUBJECT TO EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY CURRENTLY OF RECORD, AND  
GENERAL PROPERTY TAXES FOR THE YEAR 2016 AND THEREAFTER.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly  
authorized by the Limited Liability Company.

WITNESS the hand of said grantor, this 30<sup>th</sup> day of November, 2016.


**Sinclair House, LLC**

  
**Stephen Sinclair**  
Its Managing Member

  
**Janet Sinclair**  
Its Managing Member

STATE OF UTAH )  
 ) :ss  
COUNTY OF Salt Lake )

On the 30 day of November, 2016, personally appeared before me **Stephen Sinclair** and **Janet Sinclair**,  
duly sworn says that they are the **MANAGING MEMBERS** of **Sinclair House, LLC, a Utah limited liability  
company**, the limited liability company that executed the above and foregoing instrument and that said  
instrument was signed in behalf of said limited liability company by authority of its operating agreement.

  
Notary Public

