

Prepared By: **Kristin Hutchinson**
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17345 Civic Drive, Unit 1961
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RECORDING REQUESTED BY: WFG LENDER SERVICES
AND AFTER RECORDING RETURN TO:
John T. Mitchell and Tamara L. Mitchell
7977 South Royal Lane
Sandy, UT 84093
Reference Number: 10070280UT

Mail Tax Statements To:
John T. Mitchell and Tamara L. Mitchell
7977 South Royal Lane
Sandy, UT 84093

Property Tax ID: 22-34-203-036

12719887
2/21/2018 9:36:00 AM \$14.00
Book - 10648 Pg - 7440-7442
ADAM GARDINER
Recorder, Salt Lake County, UT
AFFILIATED COMPUTER SERVICES
BY: eCASH, DEPUTY - EF 3 P.

QUIT CLAIM DEED

On this 10 day of Feb, 2018, John T. Mitchell, a married man, whose post office address is 7977 South Royal Lane, Sandy, UT 84093, Grantor(s), QUIT-CLAIMS to **JOHN T. MITCHELL AND TAMARA L. MITCHELL, HUSBAND AND WIFE AS JOINT TENANTS**, whose address is 7977 South Royal Lane, Sandy, UT 84093, Grantee(s) for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00), the following property in the County of Salt Lake, State of Utah, described as follows:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

PROPERTY ADDRESS: 7977 South Royal Lane, Sandy, UT 84093

Being all of the same Property conveyed to Grantor by virtue of a Warranty Deed recorded April 24, 2017 among the Official Property Records of Salt Lake County, Utah as Book 10550 Page 2779-2780.

This conveyance is made subject to the easements, conditions and restrictions of record insofar as they may lawfully affect the Property.

Whenever used, the singular name shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, Grantor has executed this Deed on the date set forth above.

John T. Mitchell 2/10/18
John T. Mitchell

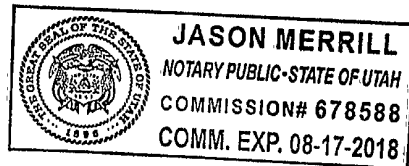
STATE OF UTAH
COUNTY OF Salt Lake

The foregoing instrument was acknowledged before me on this 10 day of Feb 2018 by John T. Mitchell.

Jason Merrill
Notary Public

Printed Name: Jason Merrill

My Commission Expires: 08-17-2018



No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"
LEGAL DESCRIPTION

BEGINNING AT A POINT NORTH 1595.29 FEET AND EAST 829.82 FEET FROM THE CENTER OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 0 DEGREES 32 MINUTES 53 SECONDS EAST 240.33 FEET TO A POINT ON A 83.52 FOOT RADIUS CURVE TO THE LEFT (LONG CHORD BEARS NORTH 47 DEGREES 50 MINUTES 42 SECONDS WEST 21.10 FEET); THENCE NORTHWESTERLY ALONG SAID CURVE 21.16 FEET; THENCE NORTH 55 DEGREES 06 MINUTES WEST 92.44 FEET TO THE POINT OF TANGENCY OF A 47.88 FOOT RADIUS CURVE TO THE RIGHT (LONG CHORD BEARS NORTH 27 DEGREES 49 MINUTES 24 SECONDS, WEST 43.88 FEET); THENCE NORTHWESTERLY ALONG SAID CURVE 45.59 FEET; THENCE NORTH 0 DEGREES 32 MINUTES 52 SECONDS WEST 89.20 FEET TO THE POINT OF TANGENCY OF A 101.50 FOOT RADIUS CURVE TO THE LEFT (LONG CHORD BEARS NORTH 30 DEGREES 55 MINUTES 07 SECONDS WEST 102.636 FEET); THENCE NORTHWESTERLY ALONG SAID CURVE 107.60 FEET; THENCE NORTH 22 DEGREES EAST 20.00 FEET; THENCE SOUTH 41 DEGREES 42 MINUTES 16 SECONDS EAST 82.103 FEET; THENCE SOUTH 81 DEGREES 26 MINUTES 54 SECONDS EAST 75.00 FEET; THENCE NORTH 67 DEGREES 35 MINUTES 16 SECONDS EAST; 29.155 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH A RIGHT OF WAY 20 FEET IN WIDTH, EXTENDING DOWN THE WESTERLY SIDE OF PROPERTY DESCRIBED ABOVE, IN A MEANDERING LINE AS IT NOW EXISTS, BUT GENERALLY RUNNING SOUTHERLY TO AND CONNECTING WITH 8200 SOUTH STREET AT A POINT 704.7 FEET FROM THE CENTER LINE OF SAID SECTION.