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Book - 10653 Pg - 1043-1045
ADAM GARDINER
Recorder, Salt Lake County, UT
HIGHLAND TITLE AGENCY
BY: eCASH, DEPUTY - EF 3 P.

WHEN RECORDED RETURN TO:

Deon Gines
55 West South Temple Street, #205
Salt Lake City, UT 84101
File No.: 40571A

Sidwell # 15-01-231-005

WARRANTY DEED

(Individual Form)

Deon Gines

GRANTOR, hereby CONVEY(S) AND WARRANT(S) to

Deon Gines, Trustee of The Gines Family Trust, dated the 3rd day of July, 2007

GRANTEE,

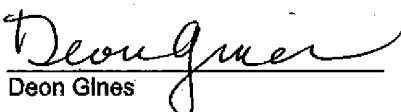
for the sum of Ten Dollars (\$10.00) and other good and valuable consideration the following tract(s) of land in Salt Lake County, State of Utah described as follows:

See "Exhibit A" attached hereto

also known by street and number as 55 West South Temple Street, #205, Salt Lake City, UT 84101

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year 2018 and thereafter.

WITNESS, the hand of said grantor this 5th day of March, 2018.

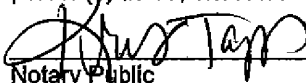

Deon Gines

COURTESY RECORDING

This document is being recorded solely as a courtesy and an accommodation to the parties named therein. HIGHLAND TITLE AGENCY hereby expressly disclaims any responsibility or liability for the accuracy of the content thereof.

State of Utah
County of Salt Lake

On this 5th day of March, 2018, personally appeared before me, the undersigned Notary Public, personally appeared Deon Gines, personally known to me (or 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 before 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.



Notary Public
My commission expires: 5.9.21



EXHIBIT "A"
LEGAL DESCRIPTION

Unit No. 205W, contained within RICHARDS COURT CONDOMINIUMS, a Utah Condominium Project, as the same is identified in the Record of Survey Map recorded in the office of the Salt Lake County Recorder, as Entry No. 10878445, in Book 2010P, at Page 10, and as further defined and described in the Declaration of Covenants, Conditions and Restrictions and Bylaws of said Condominium Project, recorded in the office of the Salt Lake County Recorder on January 13, 2010, in Book 9796, at Page 8457, as Entry No. 10878446, (as said Map and Declaration may be amended and/or Supplemented).

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 of Survey Map (as said Declaration and Map may hereafter be amended or supplemented) and the Utah Condominium Ownership Act.

Together with: All ingress, egress, access, use, parking, and other rights and benefits of the Insured as set forth in that certain Parking License Agreement between City Creek Reserve, Inc., and the Insured, subject to all of the terms, provision, and conditions of such Parking License Agreement.

Together with: All ingress, egress, access, use, storage, and other rights and benefits of the Insured as set forth in that certain Storage Unit License Agreement between City Creek Reserve, Inc., and the Insured, subject to all of the terms, provision, and conditions of such Storage Unit License Agreement.

Parcel No.: 15-01-231-005