

12766420
5/4/2018 10:15:00 AM \$10.00
Book - 10671 Pg - 5131
ADAM GARDINER
Recorder, Salt Lake County, UT
US TITLE
BY: eCASH, DEPUTY - EF 1 P.

AFTER RECORDING RETURN TO:

Juliana Harding
814 South Lake Street
Salt Lake City, Utah 84102
Parcel No. 16-08-152-020-0000

SPACE ABOVE THIS LINE FOR RECORDER'S USE

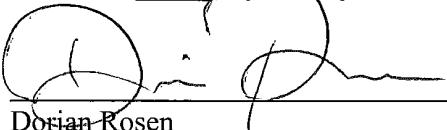
SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, DORIAN ROSEN, Grantor, hereby CONVEYS and WARRANTS against all who claim by, through, or under Grantor to DORIAN ROSEN and JULIANA HARDING, Grantees, as tenants-in-common, with DORIAN ROSEN receiving a three-fourths interest and JULIANA HARDING receiving a one-fourth interest, the following described real property situated in Salt Lake County, State of Utah:

COMMENCING 7 RODS SOUTH FROM THE NORTHWEST CORNER OF LOT 6, BLOCK 3, PLAT B, SALT LAKE CITY SURVEY; THENCE SOUTH 30 FEET; THENCE EAST 70 FEET; THENCE NORTH 30 FEET; THENCE WEST 70 FEET TO THE POINT OF BEGINNING, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.

SUBJECT TO all liens, encumbrances, covenants, easements, rights-of-way, reservations, and other rights appurtenant to or connected with the above-described property.

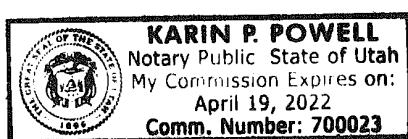
WITNESS the hand of said Grantor this 3 day of May, 2018.

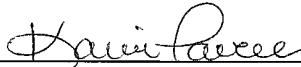


Dorian Rosen

STATE OF UTAH)
: ss.
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 3rd day of May, 2018 by Dorian Rosen, the person that executed the within instrument.




Notary Public