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4/12/2019 8:50:00 AM \$12.00  
Book - 10769 Pg - 619-620  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
FIRST AMERICAN TITLE INS - API  
BY: eCASH, DEPUTY - EF 2 P.

Recording Requested by:  
First American Title Insurance Company  
7240 S. Highland Drive, Suite 200  
Cottonwood Heights, UT 84121  
(801)924-5370

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
Shawn G. Nelsen  
5439 W Hunter Dr  
West Valley City, UT 84120

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

## SPECIAL WARRANTY DEED

Escrow No: **13742-5965043 (MR)**  
A.P.N.: **14-25-354-006-0000**

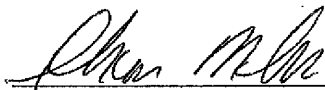
**Shawn Nelsen**, Grantor, of **West Valley City**, **Salt Lake** County, State of **Utah**, hereby CONVEYS AND WARRANTS only as against all claiming by, through or under it to

**Shawn G. Nelsen, AN UNMARRIED MAN**, Grantee, of **West Valley City**, **Salt Lake** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt Lake** County, State of **Utah**:

**LOT 14, SILVER MEADOWS PLAT "A", ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.**

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2019 and thereafter.

Witness, the hand(s) of said Grantor(s), this April 8, 2019 .



Shawn Nelsen

STATE OF Utah )  
COUNTY OF Salt Lake )ss.

On April 8, 2019, personally appeared before me, **Shawn Nelsen**, the signer of the within instrument, who duly acknowledged to me that he executed the same.

Misti Rosenbaum  
Notary Public  
Misti Rosenbaum

(Printed Name)  
My Commission expires: 2/14/23 {Seal or Stamp}

