

13040072
7/30/2019 11:51:00 AM \$40.00
Book - 10809 Pg - 4709-4710
RASHELLE HOBBS
Recorder, Salt Lake County, UT
SUTHERLAND TITLE
BY: eCASH, DEPUTY - EF 2 P.

WHEN RECORDED RETURN TO:
JUSTIN DONALDSON
115 E Majestic Elms Place
Salt Lake City, UT 84115
Tax ID No.: 16-31-102-038

WARRANTY DEED

MOUNTAIN VISTA DEVELOPMENT, INC., **GRANTOR**, hereby **CONVEY(S) AND WARRANT(S)** to JUSTIN DONALDSON, an unmarried man, **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:

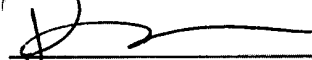
Unit 2, contained within MAJESTIC ELMS PLACE P.U.D, as the same is identified in the Record of Survey Map recorded in Salt Lake County, Utah, on November 8, 2013, as Entry No. 11756549, in Book 2013P of Plats, at Page 233, as re-defined by that certain Lot Line Adjustment Survey filed in the Office of the Salt Lake County Surveyor, on June 25, 2018, as Survey No. S2018-06-0434, and further defined and described in the First Amendment and Restatement to the Declaration of Covenants, Conditions and Restrictions recorded June 26, 2018, as Entry No. 12798383, in Book 10687, at Page 5343, of official records (as said Map and Declaration may heretofore be amended and/or supplemented). **TOGETHER WITH** a non-exclusive easement of use and enjoyment in and to the projects common areas and facilities as defined and provided for in said Map and Declaration.

Tax Parcel No.: 16-31-102-038

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

WITNESS, the hand of said grantor this 26th day of July, 2019.

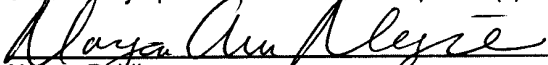
MOUNTAIN VISTA DEVELOPMENT, INC.



DEREK K. ELLIS
V.P. Secretary/Treasurer

State of Utah
County of Salt Lake

On this 26th day of July, 2019, before me, the undersigned Notary Public, personally appeared DEREK K. ELLIS, who is an V.P. Secretary/Treasurer of MOUNTAIN VISTA DEVELOPMENT, INC. personally known to me (or proved to me on the basis of satisfactory evidence) to the 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: 2-1-21

