

Mail Tax notice to:  
Grantee  
5068 West Park Commons Way  
West Valley City, UT 84120

13063720  
8/30/2019 12:20:00 PM \$40.00  
Book - 10823 Pg - 7012  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
METRO NATIONAL TITLE  
BY: eCASH, DEPUTY - EF 1 P.

MNT File No.: 68889  
Tax ID No.: 1425406019

## WARRANTY DEED

Jay T. Frandsen

**GRANTOR** of West Valley City, State of UT, hereby CONVEYS and WARRANTS TO:

Praneed Potter, a married woman

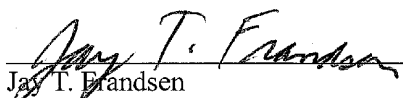
**GRANTEE** of West Valley City, Utah for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Salt Lake County, State of Utah:

Lot 213, VILLAGE PARK AT STONEGATE - PHASE 2A1, a Private Gated Community, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.

Together with a right and easement of use and enjoyment in and to the Common Areas described, and as provided for, in said Declaration of Covenants, Conditions, and Restrictions, which include, without limitation, an easement for vehicular ingress and egress over and across said Common Areas to and from said Lot to a physically open and legally dedicated public street.

**SUBJECT TO:** County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

**WITNESS**, the hand of said grantor, 29th day of August, 2019.

  
Jay T. Frandsen

State of UT, County of Salt Lake )ss:

On this date, August 29, 2019, personally appeared before me Jay T. Frandsen, the signer of the within instrument, who duly acknowledged to me that he executed the same.

  
Notary Public

