

When Recorded, Mail To:

Dennis K. Poole  
POOLE & ASSOCIATES  
4543 South 700 East, Suite 200  
Salt Lake City, Utah 84105

GRANTEE'S ADDRESS:

2683 West Carson Lane  
West Jordan, Utah 84084

13164404  
01/07/2020 10:44 AM \$40.00  
Book - 10882 Pg - 510  
RASHELLE HOBBS  
RECORDER, SALT LAKE COUNTY, UTAH  
POOLE & ASSOC.  
4543 S 700 E  
STE 200  
SALT LAKE CITY UT 84105  
BY: MGA, DEPUTY - WI 1 P.

Space above for County Recorder's Use  
**PARCEL I.D. NO. 21-21-451-001-0000**

**SPECIAL WARRANTY DEED**

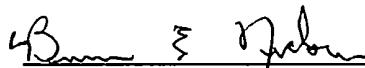
BRUCE E. NELSON, an individual, of 2683 West Carson Lane, West Jordan, Utah 84084, GRANTOR, hereby conveys and warrants against all claiming by, through or under her to BRUCE E. NELSON AND DANNA B. NELSON, or their successors, as TRUSTEES OF THE BRUCE E. AND DANNA B. NELSON FAMILY TRUST dated January 3, 2020, GRANTEE, of 2683 West Carson Lane, West Jordan, Utah 84084, for the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION, the following described real estate located in Salt Lake County, State of Utah:

Lot 12, COUNTRYSIDE ESTATES, according to the official plat thereof on file and of record in the Salt Lake County Recorder's office.

Subject to easements, covenants, restrictions, rights of way and reservations appearing of record, and taxes for the year 2020, and thereafter.

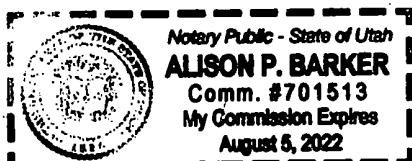
TO HAVE AND TO HOLD such property together with its appurtenances unto Grantee and its assigns forever. Grantor does hereby covenant to and with Grantee that he is the owner in fee simple of the property and that he will warrant and defend the property unto Grantee and its successors and assigns from and against all lawful claims arising by, through or under Grantor, but not otherwise.

DATED this 3<sup>rd</sup> day of January, 2020.

  
\_\_\_\_\_  
BRUCE E. NELSON

STATE OF UTAH )  
: ss  
COUNTY OF SALT LAKE )

On the 3<sup>rd</sup> day of January, 2020, personally appeared before me BRUCE E. NELSON, the signer of the foregoing instrument who duly acknowledged that he executed the same.



  
\_\_\_\_\_  
NOTARY PUBLIC