

When Recorded Mail to:  
Melissa Banks  
5102 West Valmont Way  
Herriman, UT 84096

13348473  
8/3/2020 1:17:00 PM \$40.00  
Book - 10991 Pg - 7228-7229  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
TITLE ONE  
BY: eCASH, DEPUTY - EF 2 P.

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File No.: 20-86650  
Parcel ID No. 32-12-253-103

## WARRANTY DEED

Darcy Kotter, a single woman, grantor(s), of 5102 W Valmont Way, Herriman, UT 84096, hereby CONVEY AND WARRANT to

**Melissa Banks, married woman**

grantee(s) of **5102 W Valmont Way, Herriman, UT 84096**, for the sum of Ten dollars and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO


Subject to easements, covenants, conditions and restrictions of record and taxes for the current year.

IN WITNESS WHEREOF, Grantor(s) have hereunto set grantor's hand and seal this **31st day of July, 2020**.

x   
Darcy Kotter

State of Utah  
County of Salt Lake

On this 31st day of July, 2020, personally appeared before me Darcy Kotter who duly acknowledged to me that they executed the same.

  
Notary Public

My commission expires: 8-1-23

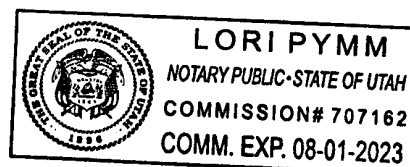


EXHIBIT "A"  
LEGAL DESCRIPTION

Unit 1 Building No. 18, contained within, ROSECREST VILLAGE PLAT 2, recorded in Salt Lake County, Utah on February 23, 2007, as Entry No. 10012784 and in the "Declaration of Covenants, Conditions and Restrictions of Rosecrest, A Rosecrest Village" recorded in Salt Lake County, Utah on November 21, 2006, as Entry No. 9916077, in Book 9383, at Page 7780 and subsequent amendments thereto.

Together with a nonexclusive right and easement of use and enjoyment in and to the Common Areas described, and as provided for, in said Plat and said Declaration of Covenants, Conditions, and Restrictions.