



Prepared By Provo Land Title
Company
86768-20

After Recording Mail To:
2725 South 700 East #O
Salt Lake City, UT 84106

13361851
8/14/2020 3:00:00 PM \$40.00
Book - 10999 Pg - 2962-2965
RASHELLE HOBBS
Recorder, Salt Lake County, UT
PROVO LAND TITLE COMPANY
BY: eCASH, DEPUTY - EF 4 P.

Space Above This Line for Recorder's Use

WARRANTY DEED

Thayer Properties, Inc.

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid by

Scott C. Wardle and Marialisa A. Wardle, husband and wife as joint tenants,

GRANTEES, of 2725 South 700 East #O, Salt Lake City, UT 84106

hereby CONVEYS AND WARRANTS unto said GRANTEE(S), the following lands lying in Salt Lake County, UT:

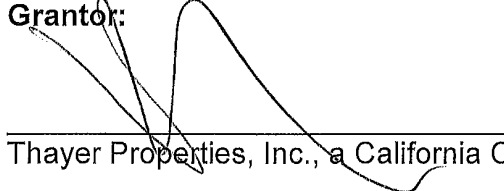
PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND
MADE A PART HEREOF.

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise appertaining members and appurtenances to the Real Estate in anywise appertaining thereto, being subject, however, to easements, rights of way, restrictions, etc., of record or enforceable in law or equity.

Tax Serial No. 16-20-359-015

Witness our hands on 23rd day of July, 2020

Grantor:



Thayer Properties, Inc., a California Corporation

STATE OF

COUNTY OF

On this _____ day of July, 2020, personally appeared Ken Thayer, whose identity is personally known to me or proved on the basis of satisfactory evidence and who by me duly sworn or affirm, did say he/she is the President of Thayer Properties, Inc. and said document was signed by him/her on behalf of said Corporation by Authority of its Bylaws or Resolution of its Board of Directors, and said he acknowledged to me said Corporation executed the same.

Witness my hand and official seal.

California
Acknowledgment
Attached

Notary Public

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Orange)

On July 23, 2020 before me, Richard Bustamante, Notary Public
(insert name and title of the officer)

personally appeared Kenan C. Thayer,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

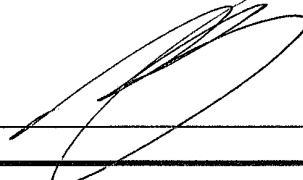
Signature  (Seal)

EXHIBIT A

Property 1:

UNIT NO. 0, ALONG WITH CORRESPONDING GARAGE UNIT CONTAINED WITHIN THE CYPRESS POINT CONDOMINIUMS, AS THE SAME IS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF SALT LAKE COUNTY AS ENTRY NO. 10472221 IN BOOK 2008P AT PAGE 175 OF OFFICIAL RECORDS AND IN THE CYPRESS POINT CONDOMINIUMS DECLARATION OF CONDOMINIUM, COVENANTS, CONDITIONS AND RESTRICTIONS, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF SALT LAKE COUNTY, UTAH AS ENTRY NO. 10472222 IN BOOK 9624 AT PAGE 5304 OF OFFICIAL RECORDS (AS SAID DECLARATION AND RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED).

TOGETHER WITH THE UNDIVIDED OWNERSHIP INTEREST IN THE COMMON AREAS THAT ARE APPURTENANT TO EACH UNIT AS MORE PARTICULARLY DESCRIBED IN SAID DECLARATION AND AS SITUATED ON THE FOLLOWING DESCRIBED LAND:

PART OF LOT 9, BLOCK 29, 10 ACRE PLAT "A", BIG FIELD SURVEY (ALSO BEING A PART OF THE SOUTHWEST 6 OF SECTION 20, TOWNSHIP 1 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN), BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST RIGHT-OF-WAY LINE OF 700 EAST STREET (A STATE ROAD) WHICH POINT IS 200.27 FEET SOUTH $00^{\circ}11'38''$ WEST ALONG THE MONUMENT LINE OF 700 EAST STREET (ALSO KNOWN AS THE WEST LINE OF SAID BLOCK 29) AND 33.08 FEET SOUTH $89^{\circ}48'22''$ EAST PERPENDICULARLY DISTANT FROM SAID MONUMENT LINE (SAID POINT ALSO BEING 165.00 FEET SOUTH $00^{\circ}11'35''$ WEST ALONG SAID EAST LINE OF 700 EAST STREET FROM THE NORTHWEST CORNER OF LOT 9 OF SAID BLOCK 29); AND RUNNING THENCE NORTH $89^{\circ}51'05''$ EAST 170.00 FEET; THENCE NORTH $00^{\circ}11'35''$ EAST 35.00 FEET; THENCE NORTH $89^{\circ}51'05''$ EAST 159.51 FEET; THENCE SOUTH $00^{\circ}11'35''$ WEST 137.00 FEET TO THE NORTHWEST CORNER OF LOT 55, SUNSHINE ACRES SUBDIVISION, RECORDED AS ENTRY #880942 IN BOOK "J" OF PLATS AT PAGE 25 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE SOUTH $00^{\circ}09'20''$ WEST 96.00 FEET ALONG THE WEST LINE OF SAID SUNSHINE ACRES SUBDIVISION TO THE SOUTHWEST CORNER OF LOT 54 OF SAID SUNSHINE ACRES SUBDIVISION; THENCE SOUTH $89^{\circ}51'05''$ WEST 153.62 FEET ALONG A NORTHERLY LINE OF SAID SUNSHINE ACRES SUBDIVISION TO A POINT ON THE NORTHERLY LINE OF LOT 2, SCHULZ SUBDIVISION, RECORDED AS ENTRY #6710864 IN BOOK 97-8P AT PAGE 245 IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE NORTH $00^{\circ}11'35''$ EAST 114.00 FEET; THENCE SOUTH $89^{\circ}51'05''$ WEST 175.95 FEET TO THE EAST RIGHT OF WAY LINE OF 700 EAST STREET; THENCE NORTH $00^{\circ}11'35''$ EAST 84.00 FEET ALONG SAID EAST LINE TO THE POINT OF BEGINNING.