

Mail Recorded Deed and Tax Notice To:
Brandon Emery and Caitlin Emery
309 West Wasatch Street
Midvale, UT 84047

13479229
12/1/2020 12:25:00 PM \$40.00
Book - 11071 Pg - 3907-3909
RASHELLE HOBBS
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 3 P.



File No.: 128722-WHP

WARRANTY DEED

Sani Malicevic

GRANTOR of Salt Lake City, State of Utah, hereby Conveys and Warrants to

Brandon Emery and Caitlin Emery, joint tenants

GRANTEES of Midvale, State of Utah

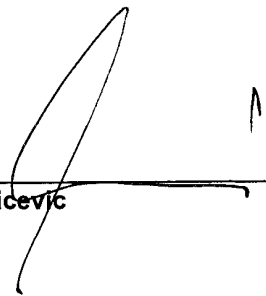
for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 21-36-251-003 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2020 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

Dated this 30th day of November, 2020.

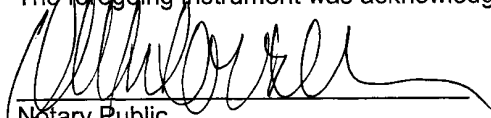


Sani Malicevic

STATE OF UTAH

COUNTY OF SALT LAKE

The foregoing instrument was acknowledged before me this 30th of November, 2020 by Sani Malicevic.



Notary Public

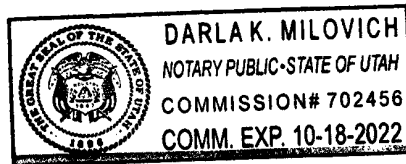


EXHIBIT A
Legal Description

PARCEL 1:

Beginning 168 feet West from the Northeast corner of Lot 23, Section 36, Township 2 South, Range 1 West, Salt Lake Base and Meridian, and running thence South 123 feet; thence West 77 feet; thence North 123 feet; thence East 77 feet to the place of beginning.

PARCEL 2:

Commencing at the intersection of the South line of Wasatch Street with the West line of Pioneer Street in Midvale City, which point is West 166 feet, more or less and South 25 feet, more or less, from the Northeast corner of Lot 23, Section 36, Township 2 South, Range 1 West, Salt Lake Meridian and running thence along the Westerly line of Pioneer Street Southerly 96 feet, more or less, to a point on the Westerly line of said street which is North 82 feet from the North line of Lot 37, Jenkins Subdivision; thence West 2 feet, more or less, to the East line of property conveyed by the grantor to the grantee, by quit Claim Deed, dated March 2, 1949; thence along the East line of property so conveyed North 96 feet, more or less, to the South line of Wasatch Street; thence East 2 feet, more or less to the place of beginning