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12/29/2020 2:28:00 PM \$40.00
Book - 11090 Pg - 148-149
RASHELLE HOBBS
Recorder, Salt Lake County, UT
FIRST AMERICAN TITLE
BY: eCASH, DEPUTY - EF 2 P.

Recording Requested by:
First American Title Insurance Company
7240 S Highland Drive, Suite 200
Cottonwood Heights, UT 84121
(801)924-5370

Mail Tax Notices to and
AFTER RECORDING RETURN TO:
Katie M. Roberts
4115 South Middlepark Lane
West Valley City, UT 84119

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **13742-6101019 (AR)**
A.P.N.: **21-04-101-035-0000**

Samuel D. Fernandez and Kathryn Fernandez, Grantor, of **Salt Lake, Salt Lake** County, State of **Utah**, hereby CONVEY AND WARRANT to

Katie Roberts, Married Woman, Grantee, of **West Valley City, Salt Lake** County, State of **Utah**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt Lake** County, State of **Utah**:

ALL OF LOT 22, SUNNYBROOK PARK - PLAT 2, A PLANNED UNIT DEVELOPMENT, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

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

Witness, the hand(s) of said Grantor(s), this **December 28, 2020**.

Samuel D. Fernandez
Samuel D. Fernandez

Kathryn Fernandez
Kathryn Fernandez

STATE OF Utah)
County of Salt Lake) ss.

On December 28, 2020, before me, the undersigned Notary Public, personally appeared **Samuel D. Fernandez and Kathryn Fernandez**, personally known to me (or 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 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.

WITNESS my hand and official seal.

My Commission Expires: 4/7/2024

[Signature]
Notary Public

