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6/4/2021 2:37:00 PM \$40.00
Book - 11185 Pg - 7483-7485
RASHELLE HOBBS
Recorder, Salt Lake County, UT
AMERICAN SECURE TITLE SL
BY: eCASH, DEPUTY - EF 3 P.

Prepared by

National Deed Network, Inc.
36181 East Lake Road #382
Palm Harbor, FL 34685

**After Recording Return To &
Mail Tax Statements To:**

James Clarken
552 South McClelland Street,
Salt Lake City, UT 84102

Parcel ID: 16-05-452-034

Order #: 00349081

QUIT CLAIM DEED

On This 20th Day, May, 2021, JAMES CLARKEN, an unmarried man who acquired title without marital status, of 552 South McClelland Street, Salt Lake City, UT 84102, as Grantors, quitclaim to JAMES CLARKEN, an unmarried man, of 552 South McClelland Street, Salt Lake City, UT 84102, as Grantees, for the sum of ZERO Dollars (\$0.00), the following described tract of land in the County of Salt Lake, State of Utah to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

Parcel ID: 16-05-452-034

Property Address: 552 South McClelland Street, Salt Lake City, UT 84102

This conveyance is made subject to the easements, conditions and restrictions of record insofar as they may lawfully affect the Property.

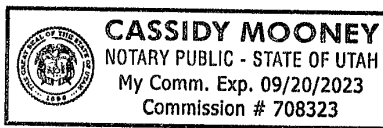
IN WITNESS WHEREOF, first party has hereunto set a hand and seal the day and year first written above.

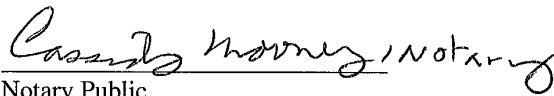


JAMES CLARKEN

STATE OF Utah)
COUNTY OF Salt Lake)

The foregoing instrument was hereby acknowledged before me this 28 day of May, 2021, by JAMES CLARKEN.





Notary Public
My commission expires: 09/20/2023

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT A

The Land is described as follows: Situated in SALT LAKE County, State of UTAH, to-wit:

Lot 104, MCCLELLAND ENCLAVE, according to the plat thereof as recorded in the office of the Salt Lake County Recorder.

Together with the rights of use of McClelland Street (Private Street).

Also, together with a right of way over the following: Beginning at a point located North 89°57'40" East along the Block line 101.05 feet from the Southwest Corner of Lot 3, Block 13, Plat "F", Salt Lake City Survey; thence North 0°02'11" East 165.08 feet; thence North 89°57'41" East 10.0 feet; thence South 0°02'14" West 165.08 feet; thence South 89°57'40" West 10.00 feet to the point of beginning.