WHEN RECORDED MAIL TO: Ashlyn M Leffel 1663 W Kyson Road South Jordan, UT 84095

Pioneer File No. 115816

13765441 9/7/2021 11:39:00 AM \$40.00 Book - 11234 Pg - 5260 RASHELLE HOBBS Recorder, Salt Lake County, UT PIONEER TITLE INS AGCY BY: eCASH, DEPUTY - EF 1 P.

WARRANTY DEED

Vince R. Groves, GRANTORS for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, hereby CONVEY and WARRANT to

Ashlyn M Leffel

as GRANTEES, the following described real property situated in Salt Lake County, State of Utah, to-wit:

Lot 115, One Eleven Subdivision, according to the Official Plat recorded in Book 2017P at Page 141 in the Salt Lake County Recorder's Office.

Tax Parcel No. 27-22-201-092

Subject to current general property taxes.

Subject to easements, conditions, covenants and restrictions of record.

Dated this 3 day of August, 2021.

Vince R. Groves

STATE OF UTAH) : ss.
COUNTY OF SALT LAKE)

On this 3 day of August, 2021, before me, Allan Bold, a notary public, personally appeared Vince R Groves, proved on the basis of satisfactory evidence to be the person(s) whose name is subscribed to this instrument, and acknowledged (they/he/she) executed the same.

Witness my hand and official seal.

ALLAN BOLDT

NOTARY PUBLIC-STATE OF UTAH

COMMISSION# 713022

COMM. EXP. 08-04-2024

NOTARY PUBLIC