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9/14/2021 3:38:00 PM \$40.00
Book - 11238 Pg - 8360-8361
RASHELLE HOBBS
Recorder, Salt Lake County, UT
TITLE GUARANTEE - FORT UNION
BY: eCASH, DEPUTY - EF 2 P.

MAIL TAX NOTICE TO:

Name: GRANTEE
Address: 5518 South Walker Woods Lane
Holladay, UT 84117

WARRANTY DEED

MSF Holdings, LLC

GRANTOR

of **SALT LAKE** County and State of **UTAH**, hereby **CONVEY(S) AND WARRANTS** to:

Shai Lustgarten and Tamar Lustgarten Lustgarten, Husband and Wife as Joint Tenants

GRANTEE

of **SALT LAKE**, County and State of **UTAH**, for the sum of **TEN DOLLARS (\$10.00)**, the following tract(s) of land in **SALT LAKE** County and State of **UTAH** described as follows:

Lot 3, contained within Walker Woods Lane, as the same is identified in the Plat recorded in Salt Lake County, Utah as Entry No. 4709650, in Book 88-12, at Page 118 and in the Declaration of Covenants, Conditions and Restrictions recorded in Salt Lake County, Utah as Entry No. 4709765, in Book 6086, at Page 1811 (as said Plat and Declaration may have heretofore been amended or supplemented).

Together with the appurtenant undivided ownership interest in and to the common areas and facilities as defined and described in said Plat and Declaration.

Tax Serial No. 22-15-129-006

also known by street and number of: 5518 South Walker Woods Lane, Holladay, UT 84117

TG File No. 35461-RS

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year 2021 and thereafter.

IN WITNESS WHEREOF, the hand of said grantor, this 14 day of September, 2021.

MSF Holdings, LLC, a Utah Limited Liability Company

By: 
Michael Fenton, Member

STATE OF UTAH
COUNTY OF SALT LAKE

On this 14 day of September, 2021, personally appeared Michael Fenton, 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 Member of MSF Holdings, LLC and said document was signed by him/her on behalf of said Limited Liability Company by Authority of its Bylaws or Resolution of its Board of Directors, and said Member acknowledged to me said Limited Liability Company executed the same.

Witness my hand and official seal.


Notary Public

