



After Recording Return To:  
Mail Tax Notices To:  
Diego Monroy  
13050 South 1300 East  
Draper, UT 84020

File Number: 21-8315-MG  
Parcel ID: 28-32-426-036

13782800  
9/24/2021 3:55:00 PM \$40.00  
Book - 11244 Pg - 4993-4994  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
REAL ADVANTAGE TITLE INS AGCY  
BY: eCASH, DEPUTY - EF 2 P.

## Warranty Deed

Know All Men By These Presents that , **Charles Ahue, III,** (henceforth referred to as "Grantor") of **Draper, UT**, for the sum of Ten Dollars (\$10.00) and Other Good and Valuable Consideration paid, grant to **Diego Monroy, a Married Man**, (henceforth referred to as "Grantee") of **463 Caroline Day Cove, Draper, UT 84020**, with **WARRANTY**.

### COVENANTS:

Beginning at a point which is South 00°7'18" East, 323.99 feet and South 89°52'42" West, 244.17 feet from the East Quarter Corner of Section 32, Township 3 South, Range 1 East, Salt Lake Base and Meridian; and running thence South 324.98 feet; thence North 89°53'09" West 154.89 feet; thence 00°07'18" East, 165.80 feet; thence South 89°52'42" East, 42.89 feet; thence North 159.20 feet; thence South 89°52'42" East, 111.65 feet to the point of beginning.

Together with and subject to a right of way for purposes of ingress and egress over and across the following described tract of land;

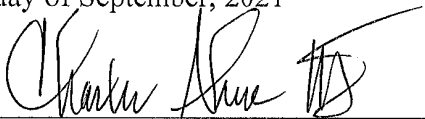
Beginning at a point 325.02 feet South from the East Quarter corner of Section 32, Township 3 South, Range 1 East, Salt Lake Base and Meridian; and running thence West 511.06 feet; thence South 25.00 feet; thence East 511.06 feet; thence North 25.00 feet to the point of beginning.

Tax ID No: 28-32-426-036

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of record.

WARRANTY DEED

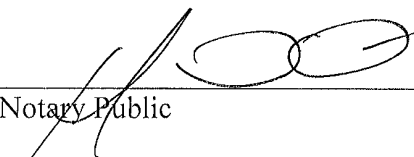
In Witness Whereof, , the said, **Grantor**, hereunto set by hands and seals this 23  
day of September, 2021

  
Charles Ahue, III

STATE OF UTAH  
COUNTY OF SALT LAKE

On this 23 day of September, 2021, before me MARCEL GILES, a notary  
public, personally appeared Charles Ahue, III proved on the basis of satisfactory evidence to be  
the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged  
he/she/they executed the same.

Witness my hand and official seal

  
Notary Public

