

Recording Requested by:
First American Title Insurance Company
7730 South Union Park Ave, Ste 650
Midvale, UT 84047
(801)255-4800

13795989
10/12/2021 12:30:00 PM \$40.00
Book - 11252 Pg - 4580-4582
RASHELLE HOBBS
Recorder, Salt Lake County, UT
FIRST AMERICAN TITLE
BY: eCASH, DEPUTY - EF 3 P.

Mail Tax Notices to and
AFTER RECORDING RETURN TO:
Benjamin A. Shepherd
1970 East Wilson Avenue
Salt Lake City, UT 84108

SPACE ABOVE THIS LINE (3 1/4" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **394-6171774 (CS)**
A.P.N.: **16-16-431-015-0000**

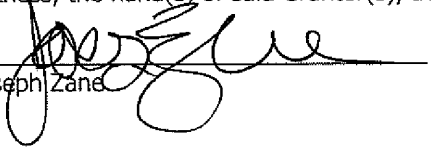
Joseph Zane, an unmarried man, Grantor, of **Salt Lake City, Salt Lake** County, State of **UT**, hereby
CONVEY AND WARRANT to

Benjamin A. Shepherd, Grantee, of **Salt Lake City, Salt Lake** County, State of **UT**, 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**:

**LOT 1, WILSON SUBDIVISION NO. 2, 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 2021 and thereafter.

Witness, the hand(s) of said Grantor(s), this 10-8-21.



Joseph Zane

STATE OF _____)
County of _____)ss.

On _____, before me, the undersigned Notary Public, personally appeared **Joseph Zane**, 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:

Notary Public

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

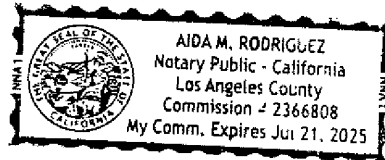
State of California
County of Los Angeles)

On 10/8/2021 before me, Aida M. Rodriguez
(insert name and title of the officer)

personally appeared Joseph Zane
who 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 by 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Aida M. Rodriguez (Seal)