MAIL TAX NOTICES TO GRANTEE AT: 1310 West 233 North, Suite 201, Centerville, UT 84014



13861188 B: 11290 P: 4110 Total Pages: 2 01/03/2022 04:47 PM By: ndarmiento Fees: \$40.00

WD-WARRANTY DEED

Rashelle Hobbs, Recorder, Salt Lake County, Utah

Return To: GT TITLE SERVICES

5295 S COMMERCE DR STE 150SALT LAKE CITY, UT 841074704

Property Reference Information: Tax Parcel No(s).: 16-17-479-024 Property Address(es) (if any): 1902 South 1300 East, Salt Lake City, UT 84105

WARRANTY DEED

Carlyle L. Harris ("Grantor"),

in exchange for good and valuable consideration, hereby conveys and warrants to

Property Seller Solutions, LLC, a Utah limited liability company ("Grantee"),

in fee simple the following described real property located in SALT LAKE County, Utah, together with all the appurtenances, rights, and privileges belonging thereto, to wit (the "Property"):

COMMENCING 38 FEET NORTH FROM THE SOUTH EAST CORNER OF LOT 17 BLOCK 1A, 5 ACRE PLAT A BIG FIELD SURVEY NORTH 39.6 FEET WEST 113 FEET SOUTH 39.6 FEET EAST 113 FEET TO BEGINNING.

With all the covenants and warranties of title from Grantor in favor of Grantee as are generally included with a conveyance of real property by warranty deed under Utah law, except for, however, the Property is subject to: (a) leases, rights of way, easements, reservations, plat maps, covenants, conditions, and restrictions appearing of record and enforceable in law; (b) zoning and other regulatory laws and ordinances affecting the Property; and (c) real property taxes and assessments for the year 2021 and thereafter.

[Remainder of page intentionally left blank. Signatures appear on the following page.]

Information for reference purposes:

GT Title File No.: SL47099S Tax Parcel No(s).: 16-17-479-024 Property Address(es) (if any):

1902 South 1300 East, Salt Lake City, UT 84105

-Signature Page to Warranty Deed-

Witness the hand of Grantor this 20 day of DECEMBER, 202

STATE OF UTAH

COUNTY OF Sait lake ss.

On this 20 day of December, 2021, personally appeared before me Carlyle L. Harris, the named Grantor of the within instrument, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and duly acknowledged that he/she executed this instrument. Witness my hand and official seal.

NOTARY PUBLIC

