

Recording Requested by:
First American Title Insurance Company
6975 S Union Park Center, Ste 120
Midvale, UT 84047
(801)562-2212

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03/16/2022 01:08 PM By: salvarado Fees: \$40.00
WD- WARRANTY DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: FIRST AMERICAN - UNION PARK
6985 S UNION PARK CTR STE 170MIDVALE, UT 840475040

Mail Tax Notices to and
AFTER RECORDING RETURN TO:
Alba Cruz
1412 E Harvard Ave
Salt Lake City, Utah 84105-1918

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **301-6205230 (CA)**
A.P.N.: **16-28-106-015-0000**

Deborah Boede 1/3 Interest and Brian Alfred DeGrussa 1/3 Interest, Grantor, of **Salt Lake City, Salt Lake** County, State of **Utah** , hereby CONVEY AND WARRANT to

Alba Cruz, 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**:

BEGINNING SOUTH 89°52' WEST 1454.5 FEET AND SOUTH 0°46'58" EAST 881.4 FEET FORM THE NORTH QUARTER CORNER OF SECTION 28, TOWNSHIP 1 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 0°46'58" EAST 64 FEET; THENCE NORTH 89°52'06" EAST 89.75 FEET; THENCE NORTH 0°46'58" WEST 64 FEET; THENCE SOUTH 89°52'06" WEST 89.75 FEET TO THE PLACE OF BEGINNING.

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 3/9/2022.

Deborah Boede
Deborah Boede

Brian Alfred DeGrussa
Brian Alfred DeGrussa

STATE OF Utah)
County of Salt Lake)ss.

On 3/9/2022, before me, the undersigned Notary Public, personally appeared **Deborah Boede and Brian Alfred DeGrussa**, 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: 10/23/25

Catherine Augason
Notary Public

