

Prepared By:
Truly Title, Inc.
6965 South Union Park Center, Suite 180
Cottonwood Heights, UT 84047

When Recorded, Mail Deed and Tax Notice To:
Michael Barlow and Rachel Richards
1433 East Dawn Drive
Salt Lake City, UT 84121

13919857 B: 11321 P: 6597 Total Pages: 2
03/28/2022 10:37 AM By: asteffensen Fees: \$40.00
WD- WARRANTY DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: TRULY TITLE, INC. - UTAH
6965 S UNION PARK CTR STE 180MIDVALE, UT 840476019

WARRANTY DEED

John Johnston, grantor, hereby CONVEY(S) and WARRANT(S) to

Michael Barlow and Rachel Richards, husband and wife, as joint tenants

,grantee, for the sum of TEN AND NO/100 -----DOLLARS, and other good and valuable consideration, the following described tracts of land located in Salt Lake County, State of Utah, to-wit:

The land hereinafter referred to is situated in the City of Salt Lake City, County of Salt Lake, State of UT, and is described as follows:

BEGINNING AT A POINT AT THE NORTHWEST CORNER OF LOT 2, DAWN CIRCLE SUBDIVISION, SAID POINT ALSO BEING 691.40 FEET NORTH 01°34'49" EAST AND 310.54 FEET SOUTH 82°54'58" EAST AND NORTH 03°20'00" EAST 283.03 FEET AND NORTH 03°20'00" EAST 123.58 FEET FROM THE SOUTHWEST CORNER OF SECTION 21, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING; THENCE EAST 102.49 FEET TO THE WEST PROPERTY LINE OF LOT 1 OF SAID SUBDIVISION; THENCE NORTH 05°18'37" WEST ALONG SAID LOT LINE 123.52 FEET; THENCE SOUTH 49°03'39" WEST 116.97 FEET; THENCE SOUTH 03°20'00" WEST 46.42 FEET TO THE POINT OF BEGINNING.

APN: A portion of 22-21-305-118-4001

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

WITNESS the hand of said grantor(s), this 25th day of March, 2022.


John Johnston

State of Utah
County of Salt Lake

On March 25, 2022, before me, Teresa Troske, Notary Public, personally appeared John Johnston, 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 Utah that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

