

13922949 B: 11323 P: 4459 Total Pages: 2
03/30/2022 04:54 PM By: zjorgensen 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:
Shawn J. Barr
4 Falconwood Lane
Sandy, UT 84092

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

WARRANTY DEED

Shawn J. Barr, Grantor, of Sandy, Salt Lake County, State of **UT**, hereby CONVEY AND WARRANT to

Shawn J. Barr, as Trustee of The Shawn J. Barr Trust dated December 14th, 2015, amended and restated November 3, 2020, Grantee, of Sandy, 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 724, PEPPERWOOD PHASE 7D, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

LESS AND EXCEPTING THEREFROM: BEGINNING AT THE NORTHEAST CORNER OF LOT 658, PEPPERWOOD PHASE 6D, AS RECORDED IN THE SALT LAKE COUNTY RECORDER'S OFFICE IN BOOK AND PAGES 91-1-9; AND RUNNING THENCE NORTH 89°55' EAST 17.00 FEET; THENCE SOUTH 1°07'43" EAST 179.91 FEET TO THE SOUTHEAST CORNER OF SAID LOT; THENCE NORTH 6°31' WEST 181.02 FEET TO THE PLACE OF BEGINNING.

TOGETHER WITH A PERPETUAL RIGHT OF WAY TO USE AND ENJOY THOSE PORTIONS OF THE PEPPERWOOD SUBDIVISION WHICH ARE IDENTIFIED AS LOT "A" BEING THE STREETS AND PARKS WITHIN THE SUBDIVISION, WHICH ARE SHOWN ON SAID PLATS.

PARCEL IDENTIFICATION NO. 28-15-451-024-0000

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year 2022 and thereafter.

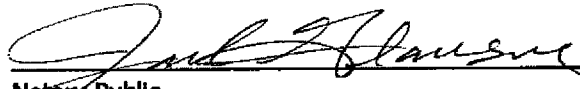
Witness, the hand(s) of said Grantor(s), this March 30, 2022.

By: 
Shawn J. Barr

STATE OF Utah)
County of Salt Lake)ss.

On March 30, 2022, before me, the undersigned Notary Public, personally appeared **Shawn J. Barr**, 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: May 25, 2022  Notary Public

