

Recording requested by:
Homie Title, Inc.

13931157 B: 11327 P: 8319 Total Pages: 3
04/12/2022 02:33 PM By: zjorgensen Fees: \$40.00
WD- WARRANTY DEED

Mail Tax Notice To:
Tania Herbert and Christopher Herbert
15077 South Cantle Drive, Bluffdale, UT 84065

Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: INVESTORS TITLE INSURANCE AGENCY, INC, D.B.A. HOM
10355 S JORDAN GTWY STE 575 SOUTH JORDAN, UT 840953958

File Number: MA-12427-HT-SJ
Parcel ID: 33-14-129-006

Warranty Deed

Know All Men By These Presents that , **Nicholas R. Brady and Erin B. Brady, husband and wife as joint tenants**, (henceforth referred to as "Grantor") of **St. George, UT**, for consideration paid, grant to **Tania Herbert and Christopher Herbert, wife and husband**, (henceforth referred to as "Grantee") , with **WARRANTY COVENANTS**:

Legal Description:

See Exhibit A, attached by this reference and made a part hereof.

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

In Witness Whereof, Nicholas R. Brady and Erin B. Brady, the said, **Grantor**, hereunto set by hands and seals this 9 day of April, 2022.

Nicholas R Brady

Nicholas R. Brady

Erin B Brady

Erin B. Brady

STATE OF: Arizona

COUNTY OF: Maricopa

On this 8th day of April, 2022, before me Angela Marie Spinetti, a notary public, personally appeared Nicholas R. Brady and Erin B. Brady, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they/ executed the same.

Witness my hand and official seal

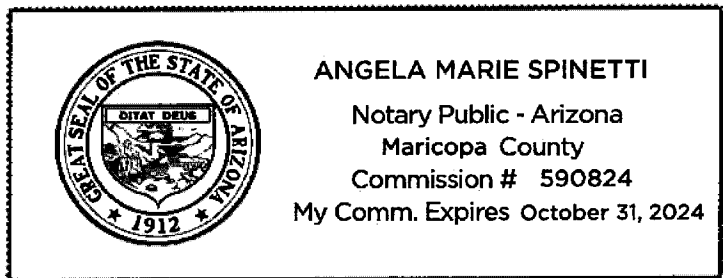
Angela Marie Spinetti

Notary Public

Commission Expires:

Residing At: 10/31/2024

Arizona



Notarized online using audio-video communication

Exhibit A

Lot 119, Day Ranch Estates Phase 1 Subdivision, according to the Official Plat thereof, on file and of record in the Office of the Salt Lake County Recorder.