

Mail Tax notice to:

Grantee

7579 South Prospector Drive

Salt Lake City, UT 84121

MNT File No.: 92315

Tax ID No.: 22-25-377-036

13962023 B: 11344 P: 3360 Total Pages: 2

06/01/2022 11:28 AM By: zjorgensen Fees: \$40.00

Rashelle Hobbs, Recorder, Salt Lake County, Utah

Return To: METRO NATIONAL TITLE

345 EAST BROADWAYSALT LAKE CITY, UT 84111

WARRANTY DEED

801 Property Brothers LLC, a Utah Limited Liability Company

GRANTOR of Salt Lake, State of Utah, hereby CONVEYS and WARRANTS TO:

Lukas Roestenburg, married man

GRANTEE of 7579 South Prospector Drive, Salt Lake City, UT 84121 for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Salt Lake County, State of Utah:

Portion of Lot 73, Prospector Hills No. 10, Plat "B" Subdivision, according to the Official Plat thereof recorded in the Office of the County Recorder of Salt Lake County, Utah, described as follows:

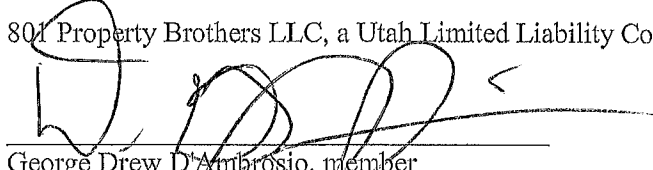
Beginning at a point, the Northeast corner of Lot 73, Prospector Hills No. 10, Plat "B", point being 1215.02 feet South 00°36'02" East and 528.15 feet West from the center Section 25, Township 2 South, Range 1 East Salt Lake Base and Meridian, and running thence South 45°00'00" West 2.39 feet; thence South 28°30'00" West 41.47 feet; thence North 56°17'56" West 115.17 feet (said bearing divides an existing 2 story duplex along a common party wall) to a point of a 985.27 foot radius curve (radius point bears South 56°17'56" East); thence Northeasterly along the arc of said curve 49.19 feet, through a central angle of 2°51'37" right; thence South 53°26'19" East 110.78 feet to the point of beginning.

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

****SIGNATURES ON PAGE 2****

WITNESS, the hand of said grantor, this 26 day of May, 2022.

801 Property Brothers LLC, a Utah Limited Liability Company


George Drew D'Ambrosio, member

State of Utah County of Salt Lake)ss:

On this date, May 26, 2022, personally appeared before me George Drew D'Ambrosio, who being by me duly sworn did say that he/she is a member of 801 Property Brothers LLC, a Utah Limited Liability Company, the limited liability company that executed the above and foregoing instrument and that said instrument was signed on behalf of said company by authority of its Articles of Organization and/or Operating Agreement and said George Drew D'Ambrosio acknowledged to me that said limited liability company executed same.


Notary Public

