

Recording requested by:
Rudd & Hawkes Title Insurance Agency LLC

Mail Tax Notice To:
Emmanuel Fuentes
2859 South 8850 West, Magna, UT 84044

File Number: GH22-237
Parcel ID: 14-30-233-007

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07/07/2022 11:56 AM By: adavis Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: TYLER D. HAWKES, ATTORNEY AT LAW
380 N. 200 W., STE. 209 BOUNTIFUL, UT 84010

Warranty Deed

Alexandra Bullock, a single woman

Grantor

of Magna, Utah
herby CONVEYS and WARRANTS to

Emmanuel Fuentes, a married man

Grantee

of Magna, for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in Salt Lake County, State of Utah, to-wit:

COMMENCING AT A POINT 2,254.2 FEET EAST AND SOUTH 00°52'
EAST 995.55 FEET FROM THE NORTHWEST CORNER OF THE
NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 1 SOUTH, RANGE
2 WEST, SALT LAKE MERIDIAN; AND RUNNING THENCE SOUTH 00°
52' EAST 49.5 FEET; THENCE NORTH 88° 53' EAST 165 FEET; THENCE
NORTH 00° 52' WEST 49.5 FEET; THENCE SOUTH 88° 53' WEST 165
FEET TO THE PLACE OF COMMENCEMENT. (Also known as being the
South 5 1/9 Feet of Lot 45 & the North 44.39 Feet of Lot 46, Fairview Park -
Unrecorded Subdivision)..
Tax Serial No: 14-30-233-007

LESS AND EXCEPTING any and all water rights associated herewith.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2022 taxes and thereafter.

WITNESS the hand of said grantor, this 5th of July, 2022

Alexandra Bullock

Alexandra Bullock

STATE OF UTAH
COUNTY OF SALT LAKE

On this 5th day of July, 2022, before me *Gregory G Hansen* a notary public, personally appeared Alexandra Bullock, 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

Gregory G Hansen
Notary Public

