

13992169 B: 11360 P: 1612 Total Pages: 3
07/28/2022 04:23 PM By: adavis Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: PROSPECT TITLE INSURANCE
2100 WEST PLEASANT GROVE BLVD PLEASANT GROVE, UT 84062



Prepared By Prospect Title Insurance
Agency, LLC
98336-22

After Recording Mail Tax Notice To:
12825 South Quail Lake Drive
Riverton, UT 84096

Space Above This Line for Recorder's Use

WARRANTY DEED

Wright & Associates, LLC

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid by

Cody Carter and Taylar Carter, Husband and Wife, As Joint Tenants.

GRANTEE(S), of 12825 South Quail Lake Drive, Riverton, UT 84096
hereby CONVEY AND WARRANT unto said GRANTEE(S), the following lands lying in Salt Lake County, UT:

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND
MADE A PART HEREOF.

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise appertaining thereto, being subject, however, to easements, rights of way, restrictions, etc., of record or enforceable in law or equity.

Tax Serial No. 27-31-256-162

Witness our hands on 26 day of July, 2022

Grantor:

Wright & Associates, LLC, a Utah Limited Liability Company

By: Whitney Benson
Whitney Benson, Manager

By: Whitney Wright
Whitney Wright, Manager

STATE OF UTAH

COUNTY OF UTAH

On this 28th day of July, 2022, personally appeared Whitney Benson now knownw as Whitney Wright, whose identity is personally known to me or proved on the basis of satisfactory evidence and who by me duly sworn or affirm, did say she is the manager of Wright & Associates, LLC and said document was signed by him/her on behalf of said Limited Liability Company by Authority of its Bylaws or Resolution of its Board of Directors, and said President acknowledged to me said Limited Liability Company executed the same.

Witness my hand and official seal.

April Gomez
Notary Public



EXHIBIT A

Property 1:

Lot 320, PARKSIDE PLAT 3, according to the official plat thereof, as recorded in the office of the Salt Lake County Recorder.

Together with: (a) The undivided ownership interest in said Project's Common Areas and Facilities which is appurtenant to said unit, (the referenced Declaration of Project providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the Common Areas and Facilities to which said interest relates); (b) The exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said unit, and (c) The non-exclusive right to use and enjoy the Common Areas and Facilities included in said Project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented).