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Rashelle Hobbs, Recorder, Salt Lake County, Utah  
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4766 SOUTH HOLLADAY BOULEVARD SALT LAKE CITY, UT 84117

**Mail Tax Notices To:**

Scott E. Chapman and Judy R. Chapman, Trustees  
"The Scott and Judy Chapman Family Trust"  
3336 E. Oak Hollow Circle  
Cottonwood Heights, UT 84093

Parcel Nos. 28-02-278-018 and 28-02-278-020

**LIMITED WARRANTY DEED**

JUDY CHAPMAN, as Trustee of THE JUDY CHAPMAN TRUST, dated December 8, 2003, ("Grantor"), of Cottonwood Heights, Salt Lake County, Utah, hereby CONVEYS AND WARRANTS, to the extent provided below but not otherwise, to Scott E. Chapman and to his successor as Trustee of "The Scott and Judy Chapman Family Trust," u/d/t dated January 12, 2023, ("Grantee"), having a mailing address of 3336 E. Oak Hollow Circle, Cottonwood Heights, UT 84093, for the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, all of its right, title and interest in and to the following described real property situate in Salt Lake County, State of Utah:

**LOT 2, GOLDEN OAKS NO. 2 SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.**

**TOGETHER WITH A PORTION OF LOT 1 DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE NORTHWEST CORNER OF LOT 1, GOLDEN OAKS NO. 2 SUBDIVISION, A SUBDIVISION LOCATED IN THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 33°33'10" EAST ALONG THE WEST LINE OF SAID LOT 1, 127.01 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE EAST ALONG THE SOUTH LINE OF SAID LOT 1, 12.31 FEET; THENCE NORTH 37°56'08" WEST 134.21 FEET TO THE POINT OF BEGINNING.**

The Grantor warrants only against encumbrances and defects in title existing at the time the Grantor took title to the above-described real property which were insured by any policy of title insurance issued to the Grantor. Said warranty shall be limited to the extent of coverage available under such policy.

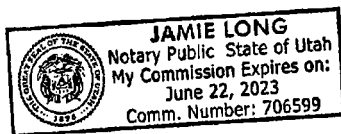
WITNESS the hand of said Grantor this 12<sup>th</sup> day of January, 2023.

THE JUDY CHAPMAN TRUST DATED  
DECEMBER 8, 2003

  
Judy Chapman, Trustee

STATE OF UTAH                    )  
  : ss.  
COUNTY OF SALT LAKE    )

On the 12<sup>th</sup> day of January, 2023, JUDY CHAPMAN, as Trustee of THE JUDY CHAPMAN TRUST dated December 8, 2003, the signer of the within instrument, personally appeared before me, a notary public in and for said State, and duly acknowledged to me that she executed the same.



  
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NOTARY PUBLIC