

14094248 B: 11412 P: 9883 Total Pages: 2
04/14/2023 04:22 PM By: csummers Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: FIRST AMERICAN - HIGHLAND
6975 S UNION PARK CTR STE 120MIDVALE, UT 840476094

Recording Requested by:
First American Title Insurance Company
6975 S Union Park Center, Ste 120
Cottonwood Heights, UT 84047
(801)924-5370

Mail Tax Notices to and
AFTER RECORDING RETURN TO:
Joree Davies
4148 S Oak Meadows Dr, #10
Salt Lake City, UT 84123

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **13742-6260454 (JV)**
A.P.N.: **21-03-204-061-0000**

Ujwol Bajracharya, Grantor, of **Salt Lake City, Salt Lake** County, State of **UT**, hereby CONVEY AND WARRANT to

Joree Davies, Grantee, of **Salt Lake City, Salt Lake** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt Lake** County, State of **Utah**:

UNIT NO. 10, BUILDING 4-4148, CONTAINED WITHIN THE OAK MEADOWS CONDOMINIUM PROJECT, A CONDOMINIUM PROJECT AS THE SAME IS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED ON OCTOBER 24, 1996 IN SALT LAKE COUNTY, AS ENTRY NO. 6488505, IN BOOK 96-10P, AT PAGE 346 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED) AND IN THE DECLARATION RECORDED ON OCTOBER 24, 1996 IN SALT LAKE COUNTY, AS ENTRY NO. 6488506 IN BOOK 7519 AT PAGE 623 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED.)

TOGETHER WITH THE APPURTENANT UNDIVIDED INTEREST IN SAID PROJECT'S COMMON AREAS AS ESTABLISHED IN SAID DECLARATION AND ALLOWING FOR PERIODIC ALTERATION BOTH IN THE MAGNITUDE OF SAID UNDIVIDED INTEREST AND IN THE COMPOSITION OF THE COMMON AREAS AND FACILITIES TO WHICH SAID INTEREST RELATES.

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2023 and thereafter.

Witness, the hand(s) of said Grantor(s), this April 14, 2023.

Ujwol Bajracharya
Ujwol Bajracharya

STATE OF UTAH)
County of SALT LAKE) ss.

On APRIL 14, 2023, before me, the undersigned Notary Public, personally appeared **Ujwol Bajracharya**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires: 9/16/24

Jason Vandenberg
Notary Public

