

WHEN RECORDED MAIL TO
AND MAIL TAX NOTICE TO:
Wendy Johnson and Sharilyn Horrocks
591 E Spruce Glen Rd
Salt Lake City, UT 84107

WARRANTY DEED

File No.: 068424
APN: 22-07-227-005-0000

Wendy Johnson and Sharilyn Horrocks,

Grantor(s), of Salt Lake City, Salt Lake County, State of Utah, hereby convey(s) and warrant(s) to

Wendy Johnson and Sharilyn Horrocks, or successors, as Trustees of the Horrocks Johnson Living Trust, dated August 14, 2017,

Grantee(s), of Salt Lake City, Salt Lake County, State of Utah, for the sum of ten dollars and other good and valuable consideration, the following tract of land located in Salt Lake County, Utah, to wit:

LOT 6, SHANDOWNS SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

EXCEPTING THEREFROM: BEGINNING AT A POINT WHICH IS DUE SOUTH 78.393 FEET AND DUE WEST 551.244 FEET FROM AN EXISTING WITNESS CORNER WHICH IS SOUTH 0 DEGREES 57 MINUTES 53 SECONDS EAST 345.05 FEET FROM THE NORTHEAST CORNER OF SECTION 7, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT 5, OF THE SHANDOWNS SUBDIVISION; THENCE NORTH 23 DEGREES EAST 68.216 FEET; THENCE SOUTH 62 DEGREES 40 MINUTES 00 SECONDS EAST 40.11 FEET; THENCE SOUTH 23 DEGREES WEST 65.18 FEET; THENCE NORTH 67 DEGREES WEST 40.00 FEET TO THE POINT OF BEGINNING.


LESS AND EXCEPTING THE FOLLOWING DESCRIBED PROPERTY:

BEGINNING AT A POINT WHICH IS DUE SOUTH 78.393 FEET AND DUE WEST 551.244 FEET FROM AN EXISTING WITNESS CORNER WHICH IS SOUTH 0 DEGREES 57 MINUTES EAST 345.05 FEET FROM THE NORTHEAST CORNER OF SECTION 7, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; SAID POINT ALSO BEING THE SOUTHEAST CORNER OF LOT 5 OF THE SHANDOWNS SUBDIVISION; THENCE NORTH 23 DEGREES EAST 68.216 FEET, THENCE SOUTH 62 DEGREES 40 MINUTES 00 SECONDS EAST 40.11 FEET, THENCE SOUTH 23 DEGREES WEST 65.18 FEET, THENCE NORTH 67 DEGREES WEST 40.00 FEET TO THE POINT OF BEGINNING, AS DISCLOSED BY A WARRANTY DEED RECORDED JANUARY 17, 1975 AS ENTRY NO. 2678686 IN BOOK 3766 AT PAGE 284, SALT LAKE COUNTY RECORDER'S OFFICE.

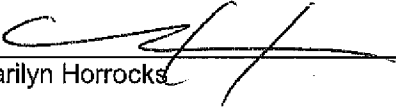
Situated in Salt Lake County, State of Utah

Subject to easements, restrictions, reservations and rights of way appearing of record.

Witness the hand(s) of said Grantor(s) this 24th day of August, 2023.



Wendy Johnson



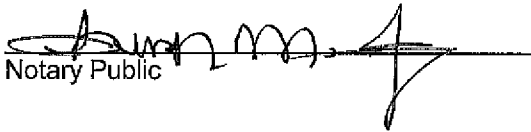
Sharilyn Horrocks

STATE OF UTAH)

:ss)

COUNTY OF Salt Lake

The foregoing instrument was acknowledged before me the 24 day of August, 2023 by Wendy Johnson and Sharilyn Horrocks.



Notary Public

