

14186070 B: 11461 P: 9474 Total Pages: 3  
12/15/2023 02:03 PM By: mpalmer Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: FIDELITY NATIONAL TITLE AGENCY OF UTAH, LLC  
8899 S 700 E STE 100SANDY, UT 840701814

**WHEN RECORDED RETURN TO AND  
MAIL TAX NOTICES TO:**

John Manos  
4936 S Beverly Ct  
Holladay, UT 84117

File No.: FTUT2303975-AR

**WARRANTY DEED**

**Holladay Hills 38, LLC a Utah limited liability company**

Grantors,

City of Holladay, County of Salt Lake, State of Utah, hereby CONVEY and WARRANT to

**John Manos, A Single person**

Grantee(s)

For the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations the following described tract(s) of land in Holladay, State of Utah:

**For APN/Parcel ID(s): 22-10-151-112**

---

Lot 32, AMENDED AND RESTATED ROYAL HOLLADAY HILLS, BLOCK L, PHASE 2, according to the Official Plat thereof, on file and of record in the Office of the Salt Lake County Recorder.

The following is shown for information purposes only:

More Commonly Known as: 4936 S Beverly Ct, Holladay, UT 84117

Subject to property taxes for the year 2023 and subsequent years; covenants, conditions, restrictions and easements apparent or of record; all applicable zoning laws and ordinances.

**WARRANTY DEED**  
(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Holladay Hills 38, LLC a Utah limited liability company

BY:   
\_\_\_\_\_  
Jeffrey M. Hack  
President and CEO

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

On this \_\_\_\_ day of \_\_\_\_\_, in the year 2023, before me, \_\_\_\_\_, a notary public, personally appeared Jeffrey M. Hack, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me duly sworn/affirmed, did say that he/she is the President and CEO of Holladay Hills 38, LLC a Utah limited liability company and that said document was signed by him/her in behalf of said Corporation by Authority of its Bylaws, or (Resolution of its Board of Directors), and said Jeffrey M. Hack acknowledged to me that said Corporation executed the same.

Witness my hand and official seal.

Signature: \_\_\_\_\_

(Seal)

**CALIFORNIA ACKNOWLEDGMENT**

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
County of Riverside }  
On December 11, 2023 before me, Kathryn Svoboda Notary Public  
Date Here Insert Name and Title of the Officer  
personally appeared Jeffrey M Hack  
Name(s) of Signer(s)

who 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 by 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Place Notary Seal and/or Stamp Above

Signature [Handwritten Signature]  
Signature of Notary Public

**OPTIONAL**

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_ Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_  Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General  Partner –  Limited  General

Individual  Attorney in Fact  Individual  Attorney in Fact

Trustee  Guardian or Conservator  Trustee  Guardian or Conservator

Other: \_\_\_\_\_  Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_ Signer is Representing: \_\_\_\_\_