



14217248 B: 11478 P: 3686 Total Pages: 2  
03/18/2024 12:46 PM By: srigby Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: REAL ADVANTAGE TITLE INSURANCE AGENCY, LLC  
1792 BONANZA DR STE C100PARK CITY, UT 840607526

After Recording Return To:  
Mail Tax Notices To:  
Utah Sell Now, LLC  
10122 South Redwood Road  
Suite 200  
South Jordan, UT 84095

File Number: 24-20142-SEW  
Parcel ID: 14-28-354-004

## Warranty Deed

Know All Men By These Presents that, **Brooke E. Fletcher**, (henceforth referred to as "Grantor") of **Magna, UT**, for the sum of Ten Dollars (\$10.00) and Other Good and Valuable Consideration paid, grant to **Utah Sell Now, LLC**, a Utah Limited Liability Company, (henceforth referred to as "Grantee") of **10122 South Redwood Road, Suite 200, South Jordan, UT 84095**, with **WARRANTY COVENANTS**:

**Property 1:**

Lot 79, CYPRUS HEIGHTS SUBDIVISION, according to the official plat thereof on file and of record in the Salt Lake County Recorder's Office.

Tax Parcel #: 14-28-354-004

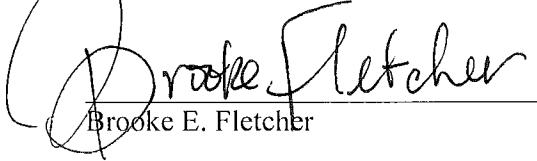
Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of record.

(This Space Intentionally Left Blank)

WARRANTY DEED

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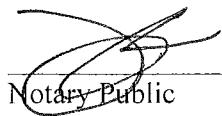
In Witness Whereof, , the said, **Grantor**, hereunto set by hands and seals this 15  
day of March, 2024.

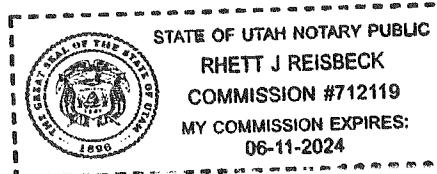
  
Brooke E. Fletcher

STATE OF UTAH  
COUNTY OF SALT LAKE

On this 15 day of March, 2024, before me RHETT J. REISBECK, a notary  
public, personally appeared Brooke E. Fletcher, proved on the basis of satisfactory evidence to  
be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged  
he/she/they executed the same.

Witness my hand and official seal

  
Notary Public



WARRANTY DEED

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