When Recorded, Return To: Gregory A. Steed, Esq. Hale | Wood, PLLC 4766 South Holladay Blvd. Holladay, Utah 84117 gasteed@halewoodlaw.com 14227679 B: 11484 P: 3654 Total Pages: 2 04/12/2024 02:55 PM By: ctafoya Fees: \$40.00 Rashelle Hobbs, Recorder, Salt Lake County, Utah Return To: HALE WOOD, PLLC 4766 SOUTH HOLLADAY BOULEVARDSALT LAKE CITY, UT 84117

Parcel No. 16-26-455-021-0000

AFFIDAVIT OF SURVIVING JOINT TENANT

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

Affiant, VEDA S. COX, being first duly sworn on oath deposes and states as follows:

- 1. Affiant, a resident of Salt Lake City, Salt Lake County, and the spouse of ZENIFF J COX (the "Decedent"), who died on May 11, 2019, as shown on the attached Certificate of Death issued by the State of Utah;
- 2. The said ZENIFF J COX identified in said Certificate of Death is the same ZENIFF J. COX identified with the Affiant, as husband and vife as joint tenants in that certain Quit-Claim Deed identified as Document Entry Number 8433540, Book 8690, Page 3007, recorded on November 25, 2002 and evidences their joint tenancy ownership of the following described real property located in **Salt Lake County**, State of Utah (the "*Property*"):

Lot 24 Terrace View Subdivision According to the Official Plat Thereof Recorded in the Office of the County Recorder of Said County

- 3. The purpose of this Affidavit is to terminate the Decedent's interest in the above-described Property as a joint tenant as the result of Decedent's death.
- 4. By virtue of the Decedent's death and the resulting termination of the joint tenancy, Affiant, as the surviving joint tenant, became the sole owner of said Property by operation of law upon the death of ZENIFF J COX.

WITNESS the hand of said Affiant this 11th day of April, 2024.

Vada S. Cox

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

On the 11th day of April, 2024, VEDA S. COX, the signer of the foregoing Affidavit of Survivorship, personally appeared before me, a notary public in and for said State, and duly acknowledged to me that she voluntarily executed the same

NOTARY PUBLIC

GREGORY A STEED
Notary Public State of Utah
My Commission Expires on:
June 04, 2026
Comm. Number: 724678

CERTIFICATE OF DEATH

State File Number: 2019007179

Zeniff J Cox

DECEDENT INFORMATION

Date of Death: May 11, 2019 Time of Death: 02:30 City of Death: Millcreek County of Death: Salt Lake

Age: 96 Date of Birth: September 17, 1922

Place of Birth: Boneta, Utah Sex: Male **Armed Services:** Yes Marital Status: Married

Veda Sweat Spouse's Name: Usual Occupation: Safety Officer Industry/Business: Civil Service Education: Bachelor's Degree Residence: Millcreek, Utah Parent or Father: **Edward Eugene Cox**

Emeline A Sitterud Parent or Mother: Facility Type: Home

Facility or Address: 3364 Terrace View Drive

INFORMANT INFORMATION

Name: Veda Cox Wife Relationship:

Mailing Address: 3364 Terrace View Drive, Millcreek, Utah 84109

DISPOSITION INFORMATION

Method of Disposition:

Place of Disposition: Heber City Cemetery, Heber City, Utah

May 18, 2019 Date of Disposition:

FUNERAL HOME INFORMATION

Funeral Home: Holbrook Funeral Chapel

Address: 3251 South 2300 East, , Salt Lake City, Utah 84109

Funeral Director: John R Holbrook

MEDICAL CERTIFICATION

Medical Professional: Ermita Bort MD, 3580 West 9000 South, West Jordan (Salt Lake), Utah 84088

CAUSE OF DEATH

Multisystem Organ Failure

Due to (or as a consequence of): Acute Cerebrovascular Accident

Due to (or as a consequence of): Acute Lower Gastrointestinal Bleeding

Due to (or as a consequence of): Hypertensive Heart Disease with Heart Failure

Other significant conditions: Chronic Atrial Fibrillation

Tobacco Use: Non-user

Medical Examiner Contacted: No Autopsy Performed: No Manner of Death: Natural

Date Registered: May 15, 2019 Date Issued: May 16, 2019

AMENDMENT HISTORY

05/16/2019 Decedent Date of Birth from 09/13/1944 to 09/17/1922

This is an exact reproduction of the facts registered in the Utah State Office of Vital Records and Statistics.

Security features of this official document include: High Resolution Borden, V & R images in top cycloids, and microtext.

This document displays the date, seal, and signature of the Utah State Registrar of Vital Records and Statistics.

Richard J. Oborn, MPA

State Registrar

065529985

Director/Health Officer

County/District Health Department

