

WHEN RECORDED MAIL TO  
AND MAIL TAX NOTICE TO:  
Beat Koszinowski  
1094 Stansbury Way  
Salt Lake City, UT 84108

14244571 B: 11493 P: 5970 Total Pages: 3  
05/24/2024 12:59 PM By: EMehanovic Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: US TITLE INSURANCE AGENCY  
14884 HERITAGECREST WAY, #CBLUFFDALE, UT 84065

## WARRANTY DEED

File No.: 074352  
APN: 16-16-457-008-0000

R. Scott Lund, Wendy Rossman and Roy Jason Lund, as Successor Co-Trustees of The Cheryl Zina Morris Lund Rose Family Trust U/T/A March 11, 1997, as amended and restated,

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

Beat Koszinowski,

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:

See Exhibit A attached hereto and made a part hereof.

Subject to easements, restrictions, and rights of way appearing of record or enforceable in law or equity.

Witness the hand(s) of said Grantor(s) this 24 day of May, 2024.

The Cheryl Zina Morris Lund Rose Family Trust  
U/T/A March 11, 1997, as amended and restated.

BY: R. Scott Lund  
R.Scott Lund  
Successor Co-Trustee

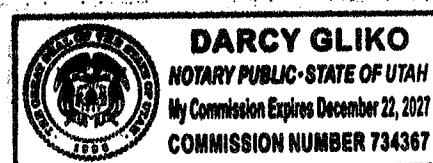
STATE OF UTAH )

:ss )

COUNTY OF Salt Lake )

The foregoing instrument was acknowledged before me the 24 day of May,  
2024 by R. Scott Lund, Successor Co- Trustee of The Cherryl Zina Morris Lund Rose Family Trust  
U/T/A March 11, 1997, as amended and restated.

Notary Public



Witness the hand(s) of said Grantor(s) this 22 day of May, 2024.

BY: Roy Jason Lund  
Roy Jason Lund  
Successor Co-Trustee

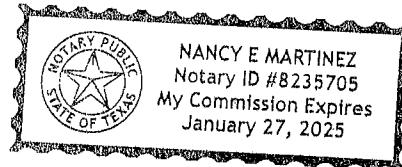
STATE OF UTAH) Texas

(ss )

COUNTY OF Taylor )

The foregoing instrument was acknowledged before me the 22 day of May,  
2024 by Roy Jason Lund, Successor Co-Trustee of The Cherryl Zina Morris Lund Rose Family Trust  
U/T/A March 11, 1997, as amended and restated.

Nancy E. Martinez  
Notary Public



**EXHIBIT "A"**

Lot 5, Block 2, BROADMOOR SUBDIVISION, according to the Official Plat thereof, as recorded in the records of Salt Lake County, State of Utah.

Situated in Salt Lake County

APN: 16-16-457-008-0000