

14348456 B: 11551 P: 1782 Total Pages: 2  
02/19/2025 09:12 AM By: asteffensen Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.  
1996 EAST 6400 SOUTH SUITE 120 SALT LAKE CITY, UT 84121

Mail Recorded Deed & Tax Notice To:  
4487 Arcadia LLC, a Utah limited liability company  
1685 E. Haven Brook Circle  
Murray, Utah 84121



File No.: 186476-LKP

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## WARRANTY DEED

Kenneth Hopps aka Kenneth J. Hopps, as to a 50% interest,

**GRANTOR(S)**, of Holladay, State of Utah, hereby conveys and warrants to

4487 Arcadia LLC, a Utah limited liability company,

**GRANTEE(S)**, of Holladay, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah:

Unit 4487, in Building 2, contained within ARCADIA PARK CONDOMINIUMS OF HOLLADAY, as the same is identified in the Plat filed in the office of the Salt Lake County Recorder, Utah, on January 24, 1979 as Entry No. 3227679 in Book 79-1 of Plats at Page 25 and in the declaration recorded January 24, 1979 as Entry No. 3227680 in Book 4804 at Page 423 (as said declaration may have been subsequently restated, amended and/or supplemented).

TOGETHER WITH the undivided ownership interest in and to the Common Areas and Facilities defined under said declaration.

**TAX ID NO.:** 22-03-302-002 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signature on following page]*

Dated this 7 day of February, 2025.

Kenneth J. Hopps  
Kenneth Hopps aka Kenneth J. Hopps

STATE OF Arkansas

COUNTY OF Benton

On this 7 day of February, 2025, before me, personally appeared Kenneth Hopps aka Kenneth J. Hopps, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he executed the same.

Michael Chase Zuh  
Notary Public

