

This instrument was prepared by

Kristy L. Fedrick

957 Fairway Drive

Sonoma, CA 95476

14351643 B: 11552 P: 9362 Total Pages: 5
02/26/2025 04:01 PM By: salvaredo Fees: \$40.00
Rashelle Hobbs Recorder, Salt Lake County, Utah
Return To: KRISTY L FREDRICK
49-995 RIDGE VIEW WAYPALM DESERT, CA 92260



Once recorded, return to:

Kristy L. Fedrick

49995 Ridge View Way

Palm Desert, CA 92260

Utah Quitclaim Deed

State of Utah, County of Salt Lake

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of forty US Dollars (\$40.00) in hand, paid to Salt Lake City County Recorder with an address of 2001 South State Street, Suite N1-600, Sale Lake City, UT 84190 the Grantor Kristy L. Fedrick, does hereby remise, release, and forever quit claim to: "The Ron and Kristy Fedrick 2011 Trust" all the rights, title, interest, and claim in or to the following described real estate situated in Salt Lake County. The Grantee Trust was established on December 7, 2011 and has two Trustees, Ronald and Kristy Fedrick.

A complete legal description of the real property being conveyed by this instrument is attached hereto on page 4 as EXHIBIT A.

Tax Parcel ID Number 16-27-303-028-0000

The property identified herein is NOT registered as the homestead of the Grantor.

Until amended, tax information shall be sent to:

Name: Kristy L. Fedrick

Address: 957 Fairway Drive Sonoma, CA 95476

TO HAVE AND TO HOLD, all and singular the described property, together with the tenements, hereditaments, and appurtenances belonging, or in anywise appertaining thereto, unto the Grantee, and their heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor has duly executed this Quitclaim Deed as of the date hereunder.

Grantor Signature: Kristy L. Fedrick Date: 2-22-2025
Printed Name: Kristy L. FEDRICK

NOTARY ACKNOWLEDGMENT

Notary Certificate Attached

pg. 3

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

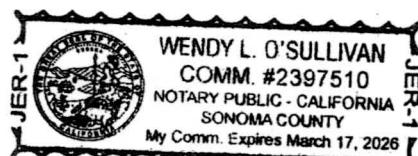
A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Sonoma

On February 22nd 2025, before me, Wendy L. O'Sullivan, Notary Public,
personally appeared Kristy L. Fedrick

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 State of California that the foregoing paragraph is true and correct.



PLACE NOTARY SEAL ABOVE

WITNESS my hand and official seal.

SIGNATURE

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of attached document

Title or type of document: Utah Quitclaim Deed

Document Date: February 22nd 2025 Number of Pages: _____

Signer(s) Other than Named Above: _____ None

EXHIBIT A

Legal description of the real property conveyed by this instrument.

All of Lot 4, VERDANT HEIGHTS NO. 2, 5180-08886 8627-7105 according to the official plat thereof on file and of record in the office of the County Recorder of Salt Lake County, State of Utah.