

14376246 B: 11566 P: 5427 Total Pages: 2  
04/25/2025 01:16 PM By: dsalazar Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: SUTHERLAND TITLE COMPANY  
920 E WOODOAK LN, STE 100 SALT LAKE CITY, UT 84117

**Mail Tax Notices To and After Recording Return To:**

HAOKUN YANG  
6876 S Suzanne Dr.  
Midvale, UT 84047  
Tax ID No.: 21-23-477-025

## **WARRANTY DEED**

MARCI CALL formerly known as MARCI OSTERBERG, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) to HAOKUN YANG, a single man, **GRANTEE**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Salt Lake County, State of Utah described as follows:

Lot 106, EAST RIVERWALK, PARCEL 1, PHASE 1 - AMENDED, Amending a portion of Lot 3B Riverwalk at Bingham Junction Lot 3 and Open Space Amended, according to the official plat thereof, as recorded in the office of the County Recorder, Salt Lake County, State of Utah, on January 31, 2011 as Entry No. 11126093, in Book 2011PP of Plats, at Page 8, and further defined and described in the Declaration thereof recorded March 10, 2006, as Entry No. 9659801, in Book 9265, at Page 4714, of official records (as said Plat and Declaration may heretofore be amended and/or supplemented). TOGETHER WITH a non-exclusive easement of use and enjoyment, and an undivided percentage of ownership, if any, in and to the projects common areas and facilities as defined and provided for in said Plat and Declaration.

Tax Parcel No.: 21-23-477-025

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

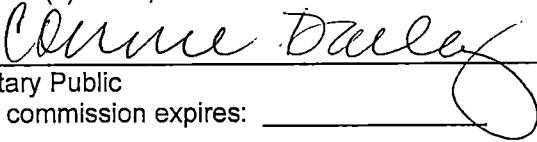
WITNESS, the hand of said grantor this 25th day of April, 2025.



MARCI CALL

State of Utah  
County of Salt Lake

On this 25th day of April, 2025, before me, the undersigned Notary Public, personally appeared MARCI CALL formerly known as MARCI OSTERBERG, personally known to me (or 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 before 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.



Notary Public

My commission expires: \_\_\_\_\_

