

14382354 B: 11570 P: 587 Total Pages: 2
05/09/2025 10:25 AM By: ErRomero Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121

WHEN RECORDED, MAIL TO:

Opendoor Property Trust I, a Delaware Statutory Trust
C/O OS National, LLC
Attn: Bernicia Stewart
3097 Satellite Blvd, Bldg. 700, Ste 400
Duluth, GA 30096

MAIL TAX NOTICES TO:

Opendoor Property Trust I
410 N. Scottsdale Rd, Ste 1600
Tempe, AZ, 85288



File No.: 187873-DWP

WARRANTY DEED

Tim A. Montoya and Keri Montoya,

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

Opendoor Property Trust I, a Delaware Statutory Trust dated February 8, 2019,

GRANTEE(S), of Tempe, State of Arizona

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:

Lot 121, WESTWOOD NO. 2 SUBDIVISION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder.

TAX ID NO.: 21-17-154-017 (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.

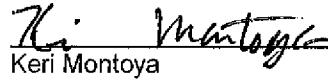
*****By this Warranty Deed, the Grantors release, terminate, and disclaim any interest whatsoever, whether legal, equitable or otherwise, that Grantors may have in the property described herein, including but not limited to any interest arising from a decree of divorce entered on or about September 27, 2024 in Case No. 234902684 in the Third Judicial District Court of Salt Lake County**

[Signature on following page]

Dated this 8th day of May, 2025.



Tim A. Montoya

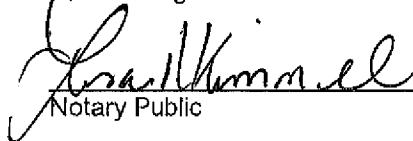


Keri Montoya

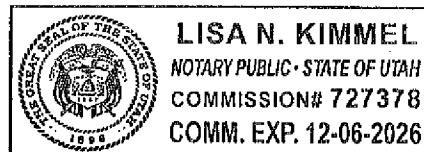
STATE OF UTAH

COUNTY OF SALT LAKE

On this 9th day of May, 2025, before me, personally appeared Tim A. Montoya, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.



Lisa N. Kimmel
Notary Public



STATE OF UTAH

COUNTY OF SALT LAKE

On this 8th day of May, 2025, before me, personally appeared Keri Montoya, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.



Brett Jeanselme
Notary Public

