

14421883 B: 11592 P: 7421 Total Pages: 2
08/13/2025 09:51 AM By: Jattermann Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: GT TITLE SERVICES
1250 E 200 S STE 3DLEHI, UT 840431490

After Recording, Return To:



MAIL TAX NOTICES TO GRANTEE AT:
249 S GLENDALE ST.
SALT LAKE CITY, UT 84104

Transaction Reference Information:

File Number: **CM62733M**
Tax Parcel No(s): **15-02-177-004**
Property Address(es) (if any):
249 S GLENDALE ST., SALT LAKE CITY, UT 84104

WARRANTY DEED

Hilda Hurtado Martinez ("Grantor"),

in exchange for good and valuable consideration, hereby conveys and warrants to

Kevin Logue ("Grantee")

in fee simple the following described real property located in **SALT LAKE** County, Utah, together with all the appurtenances, rights, and privileges belonging thereto, to wit (the "Property"):

ALL OF LOT 21, BLOCK 3, GRAEBER'S POST OFFICE ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

With all the covenants and warranties of title from Grantor in favor of Grantee as are generally included with a conveyance of real property by warranty deed under Utah law, except for, however, the Property is subject to: (a) leases, rights of way, easements, reservations, plat maps, covenants, conditions, and restrictions appearing of record and enforceable in law; (b) zoning and other regulatory laws and ordinances affecting the Property; and (c) real property taxes and assessments for the year 2025 and thereafter.

[Remainder of page intentionally left blank. Signatures appear on the following page.]

Information for reference purposes:

GT Title File No.: CM62733M

Tax Parcel No(s): 15-02-177-004

Property Address(es) (if any):

249 S GLENDALE ST., SALT LAKE CITY, UT 84104

-Signature Page to Warranty Deed-

Witness the hand of Grantor this 11 day of AUGUST, 2025.



Hilda Hurtado Martinez

STATE OF OHIO)
COUNTY OF Butler) ss.

On this 11 day of August, 2025, personally appeared before me Hilda Hurtado Martinez, the named Grantor of the within instrument, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and duly acknowledged that she executed this instrument. Witness my hand and official seal.



NOTARY PUBLIC



GREGORY M. FRASIER
Notary Public
State of Ohio
My Comm. Expires
December 20, 2025