

DOC # 20210013660

Warranty Deed Page 1 of 1  
Gary Christensen Washington County Recorder  
02/26/2021 01:12:12 PM Fee \$ 40.00  
By G T TITLE

MAIL TAX NOTICES TO GRANTEE(S) AT:  
1911 EAST YANT FLAT DRIVE, ST. GEORGE, UTAH 84790

**GTITLE**  
File No. W38209

Tax ID No(s): **SG-SECN-10-189**

**WARRANTY DEED**

**CADEN JOHN WILDING** of **WASHINGTON** County, State of **UT** (hereafter referred to as "**Grantor**"), in exchange for good and valuable consideration, hereby convey(s) and warrant(s) to

**CADEN JOHN WILDING AND SABRINA M. WILDING, HUSBAND AND WIFE AS JOINT TENANTS**

of **WASHINGTON** County, State of **Utah** (hereafter "**Grantee**"),

the certain real property located in **WASHINGTON** County, Utah, which is described as follows:

**LOT 189, SAGE CANYON - PHASE 10 SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE WASHINGTON COUNTY RECORDER.**

(Street Address(es) (if any) for Reference Purposes):

**1911 EAST YANT FLAT DRIVE, ST GEORGE, UT 84790**

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the current year and thereafter.

Witness the hand of Grantor this 22 day of FEBRUARY, 2021.

  
\_\_\_\_\_  
**CADEN JOHN WILDING**

STATE OF UTAH )

) ss.

COUNTY OF **WASHINGTON** )

On this 22 day of February, 2021, personally appeared before me **CADEN JOHN WILDING**, the named Grantor(s) of the within instrument, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and duly acknowledged that he/she/they executed this instrument. Witness my hand and official seal.

  
\_\_\_\_\_  
NOTARY PUBLIC

