

Warranty Deed Page 1 of 1
 Gary Christensen Washington County Recorder
 09/20/2023 04:00:18 PM Fee \$40.00 By
 SOUTHERN UTAH TITLE COMPANY

When recorded mail deed and tax notice to:

D. Blair Lancaster
 2139 West Cougar Rock Circle, #200
 St. George, UT 84770



Order No. 228923 - NS
 Tax I.D. No. SG-KSE-3-200

Space Above This Line for Recorder's Use

WARRANTY DEED

Jeffery R. Fear, Trustee of The Fear/Flynn Revocable Trust, dated 7/20/1999, grantor(s), of St. George, County of Washington, State of Utah, hereby **CONVEY** and **WARRANT** to

D. Blair Lancaster and Carol Lancaster, Husband and Wife, as Joint Tenants, grantee(s) of St. George, County of Washington, State of Utah, for the sum of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** the following described tract of land in Washington County, State of Utah:

Lot 200, KACHINA SPRINGS EAST - PHASE 3, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah.

TOGETHER WITH all improvements and appurtenances there unto belonging, and being SUBJECT TO easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.

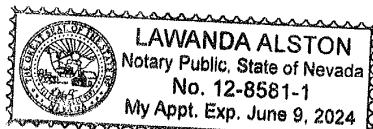
WITNESS the hand(s) of said grantor(s), this 19 day of September, 2023.

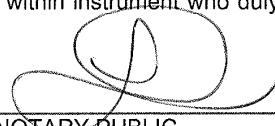
The Fear/Flynn Revocable Trust, dated
 7/20/1999

By: Jeffery R. Fear, Trustee, TTE

STATE OF Nevada)
 :ss.
 COUNTY OF Clark)

On the 19th day of September, 2023, personally appeared before me, Jeffery R. Fear, Trustee of The Fear/Flynn Revocable Trust, dated 7/20/1999, the signer of the within instrument who duly acknowledged to me that he/she executed the same.




 NOTARY PUBLIC

My Commission Expires: June 9, 2024