

Warranty Deed Page 1 of 3

Gary Christensen Washington County Recorder  
10/12/2023 10:22:13 AM Fee \$40.00 By GT TITLE  
SERVICES

MAIL TAX NOTICES TO GRANTEE(S) AT:  
**511 SOUTH 600 WEST  
HURRICANE, UT 84737**



Property Reference Information:

Tax Parcel No(s): **H-OFS-2**  
Property Address(es) (if any):  
**511 SOUTH 600 WEST, HURRICANE, UT 84737**

**WARRANTY DEED**

**JEREMY STOKES AND KYLIE STOKES, ("Grantor(s)"),**

in exchange for good and valuable consideration, hereby convey(s) and warrant(s) to

**STOX, LLC, A UTAH LIMITED LIABILITY COMPANY, ("Grantee(s)"),**

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

**LOT TWO (2), OLD FARM SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF,  
ON FILE IN THE OFFICE OF THE RECORDER OF WASHINGTON COUNTY, STATE OF  
UTAH.**

With all the covenants and warranties of title from Grantor(s) in favor of Grantee(s) 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 **2023** and thereafter.

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

**COURTESY RECORDING**


This document is being recorded solely as a courtesy and to accommodation to the parties named herein. GT Title Services hereby expressly disclaims any responsibility or liability for the accuracy or content thereof.

Tax Parcel No(s): H-OFS-2  
Property Address(es) (if any):  
511 SOUTH 600 WEST, HURRICANE, UT 84737


**-Signature Page to Warranty Deed-**

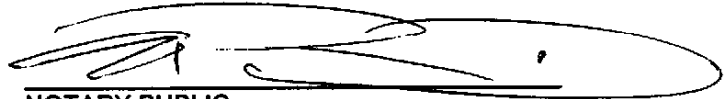
Witness the hand of Grantor(s) this 11<sup>th</sup> day of **OCTOBER, 2023**.

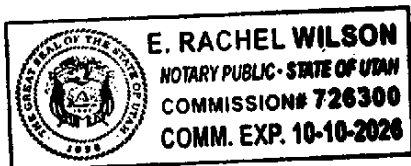
  
\_\_\_\_\_  
**JEREMY STOKES**

  
\_\_\_\_\_  
**KYLIE STOKES**

STATE OF UTAH                    )  
  ) ss.  
COUNTY OF UTAH                )

On this 11<sup>th</sup> day of **October, 2023**, personally appeared before me **JEREMY STOKES AND KYLIE STOKES**, 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**



511 SOUTH 600 WEST, HURRICANE, UT 84737

**-Signature Page to Warranty Deed-**

Witness the hand of Grantor(s) this 11<sup>th</sup> day of OCTOBER, 2023.

**JEREMY STOKES**

**KYLIE/STOKES**

STATE OF UTAH

COUNTY OF ~~UTAH~~ WASHINGTON

1) SS.

On this 11 day of October, 2023, personally appeared before me ~~JEREMY STOKES AND KYLIE STOKES~~, 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~~

