

Mail Recorded Deed and Tax Notice To:  
Capri Seaberg  
820 South 750 West  
Orem, UT 84058

ENT23716:2022 PG 1 of 2  
**Andrea Allen**  
**Utah County Recorder**  
2022 Feb 23 11:54 AM FEE 40.00 BY AR  
RECORDED FOR Cottonwood Title Insurance Agency, Inc.  
ELECTRONICALLY RECORDED



**COTTONWOOD**  
**TITLE**

File No.: 142172-RCF

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## **WARRANTY DEED**

Catania SFH, LLC

**GRANTOR(S)** of Lehi, State of Utah, hereby Conveys and Warrants to

Capri Seaberg

**GRANTEE(S)** of Orem, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

Beginning at a point which lies South 89°03'00" East 300.7 feet and South 01°09'00" East 104.8 feet from the West quarter corner of Section 22, Township 6 South, Range 2 East, Salt Lake Base and Meridian (assuming the line between the West quarter corner and the East quarter corner of said section to be East-West), and running thence South 01°09'00" East 75.0 feet; thence North 89°03'00" West 120.0 feet; thence North 01°09'00" West 75.0 feet; thence South 89°03'00" East 120.0 feet, more or less to the point of beginning.

**TAX ID NO.:** 18-031-0023 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2022 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signature on following page]*

Dated this 27th day of January, 2022.

Catania SFH, LLC

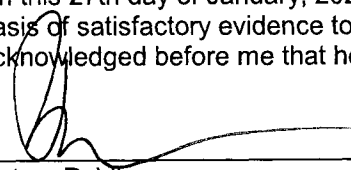
BY: 

James G. Seaberg  
Manager

STATE OF UTAH

COUNTY OF UTAH

On this 27th day of January, 2022, before me, personally appeared James G. Seaberg, 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 on behalf of Catania SFH, LLC.

  
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Notary Public

