Send Tax Notices to Grantee: Grantee 1656 E Talon Way Eagle Mountain, UT 84005 ENT 26230:2024 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Apr 24 09:37 AM FEE 40.00 BY CS
RECORDED FOR Title One
ELECTRONICALLY RECORDED

WARRANTY DEED

Yaneth V. Hernandez grantor(s), of 1656 E Talon Way, Eagle Mountain, UT 84005 hereby CONVEY AND WARRANT to

Yaneth V. Hernandez and Jose Ygnacio Hernandez Ramirez, as joint tenants

grantee(s) of 1656 E Talon Way, Eagle Mountain, UT 84005 hereby for the sum of Ten dollars and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah, towit:

State of **Utah**County of **Utah**

On this 16 day of February, 2024, personally appeared before me Yaneth V. Hernandez who duly acknowledged to me that they executed the same.

Notary Public

My commission expires: January 31, 2028

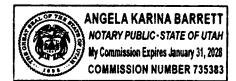


EXHIBIT "A" LEGAL DESCRIPTION

Lot 62, Trailhead, a planned unit development, amended plat "A", according to the official plat thereof, on file and of record in the office of the recorder of Utah County, Utah. Together with the pertinent easement over and rights of use and enjoyment of said prospect's common areas.

Tax ID: 53-541-0062