



W3035184

E# 3035184 PG 1 OF 3
Leann H. Kilts, WEBER COUNTY RECORDER
14-Feb-20 1204 PM FEE \$40.00 DEP TN
REC FOR: FIRST AMERICAN TITLE INSURANCE CO
ELECTRONICALLY RECORDED

**RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:**

Mountain America Federal Credit Union
Attn: Corporate Real Estate
9800 South Monroe Street
Sandy, Utah 84070

FIRST AMERICAN TITLE

976984-JH

Affects Parcel Tax ID No.
03-017-0038

WARRANTY DEED

LARRY W. CRITCHLOW, an individual, with an address of 6086 South Ridgeline Drive, Apartment 132, Ogden, Utah 84405 (“Grantor”), hereby conveys and warrants to MOUNTAIN AMERICA FEDERAL CREDIT UNION, a Utah non-profit corporation, with an address of 9800 South Monroe Street, Sandy, Utah 84070 (“Grantee”), for the sum of Ten Dollars (\$10.00) and other valuable consideration the receipt and sufficiency of which are hereby acknowledged, that certain real property located in Weber County, Utah, as more particularly described in Exhibit “A” attached hereto and incorporated herein by this reference (the “Property”), together with any and all buildings, structures, and improvements on the Property and any and all appurtenances, rights, and privileges pertaining to the Property; subject to easements, rights-of-way, and restrictions as may appear of record on the Property in the Weber County Recorder’s Office and subject to real property taxes and assessments for the current year and thereafter.

Witness the hand of said Grantor this 12th day of February, 2020.

[ACKNOWLEDGEMENTS ON FOLLOWING PAGES]

GRANTOR:

LARRY W. CRITCHLOW

Larry W. Critchlow

STATE OF Utah)
County of Weber)SS.

On 2/12/2020, before me, the undersigned Notary Public, personally appeared Larry W. Critchlow, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument is the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]
Notary Public

My Commission Expires:

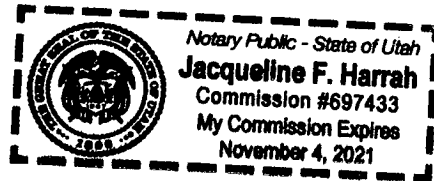


EXHIBIT "A"

(Property Legal Description)

A PART OF LOT 19, BLOCK 7, OGDEN FIVE ACRE PLAT "A" OF OGDEN CITY SURVEY: BEGINNING AT A POINT NORTH 0°58' EAST 743.84 FEET AND 152 FEET NORTH 89°02' WEST FROM THE SOUTHEAST CORNER OF SAID LOT 19, AND RUNNING THENCE WEST 4.40 FEET; THENCE SOUTH 117 FEET; THENCE EAST 4.40 FEET; THENCE NORTH 117 FEET TO THE PLACE OF BEGINNING, SITUATED WITHIN THE CITY OF OGDEN, COUNTY OF WEBER, STATE OF UTAH.

EXCEPTING THEREFROM ANY PORTION OF SUBJECT PROPERTY, IF ANY, WITHIN THE ALLEY ABUTTING SAID PROPERTY ON THE SOUTH.