

ENT 3118 : 2020 PG 1 of 2
Jeffery Smith
Utah County Recorder
2020 Jan 09 03:55 PM FEE 40.00 BY MG
RECORDED FOR North American Title UT Union Park
ELECTRONICALLY RECORDED

WHEN RECORDED, MAIL TO:
Dennis Stratten Wagner and Brooklyn
Wagner
1597 West 80 South
Pleasant Grove, UT 84062

WARRANTY DEED

Christopher Ward,

grantor,

hereby CONVEY and WARRANT to

Dennis Stratten Wagner and Brooklyn Wagner,
husband and wife,

grantee,

for the sum of TEN AND NO/100-----DOLLARS, and other good and valuable
considerations the following described tract of land in Utah County, State of Utah, to-wit:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF

Tax ID No.: 51-484-0041

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of
record.

WITNESS the hand of said grantor, this 1/01/2020.

Christopher Ward

Christopher Ward

STATE OF Utah

COUNTY OF Utah

On the 6 Jan 2020, personally appeared before me Christopher Ward, the signer(s) of
the above instrument, who duly acknowledged to me that they executed the same.

Laurie L. Waite

Notary Public

My Commission Expires: 10/19/2020



EXHIBIT A

Unit 5, Building "S", contained within PHASE "2", ROCKWELL, an Expandable Condominium Project, as the same is identified in the Record of Survey Map therefore recorded in Utah County, Utah, on February 5, 2007, as Entry No. 18083-2007, in Map Filing No. 12103, (as said Record of Survey Map may have heretofore been amended or supplemented) and in the Declaration of Condominium (including Owners Association Bylaws), Rockwell Condominium, recorded in Utah County, Utah, on January 27, 2006 as Entry No. 10481-2006 (as said Declaration may have heretofore been amended or supplemented).

Together with the undivided ownership interest in and to the Common Areas and Facilities which is appurtenant to said Units as more particularly described in said Declaration (as said Declaration may have heretofore been amended or supplemented).

For Identification Purposes Only: Tax Parcel No. 51-484-0041