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BK 7344 PG 877

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RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
9/11/2019 11:51:00 AM  
FEE \$40.00 Pgs: 2  
DEP eCASH REC'D FOR US TITLE COMPANY OF U

WHEN RECORDED MAIL TO  
AND MAIL TAX NOTICE TO:  
Teresa Stephen  
875 S. Depot Street Bldg B2 Unit 147B  
Clearfield, UT 84015

### WARRANTY DEED

File No.: 000788  
APN: 12-934-0147 and 12-934-0025

**Teresa Stephen,**

Grantor(s), of Clearfield, Davis County, State of Utah, hereby convey(s) and warrant(s) to

**Teresa Stephen and Scott Stephen, wife and husband as joint tenants,**

Grantee(s), of Clearfield, Davis County, State of Utah, for the sum of ten dollars and other good and valuable consideration, the following tract of land located in Davis County, Utah, to wit:

See Exhibit A attached hereto and made a part hereof.

Subject to easements, restrictions, and rights of way appearing of record or enforceable in law or equity.

Witness the hand(s) of said Grantor(s) this 10th day of September, 2019.

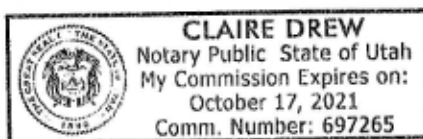
  
Teresa Stephen

STATE OF Utah )

: ss

COUNTY OF Salt Lake )

The foregoing instrument was acknowledged before me the 10th day of September by Teresa Stephen





ACCOMMODATION  
RECORDING ONLY  
U.S. TITLE

**EXHIBIT "A"**

All of Unit 147B & Garage 25B, WEST SQUARE CONDOMINIUMS BUILDING B2, Clearfield City, Davis County, Utah, according to the official plat thereof recorded March 4, 2019 as Entry No. 3146194, in Book 7211, Page 325 and as described in the Declaration recorded July 19, 2018 as Entry No. 3106058, in Book 7060, Page 1150 and amended on December 7, 2018 as Entry No. 3132701, Book 7155, Page 95, and amended on March 4, 2019 as Entry No. 3146195, Book 7211, Page 327 and any amendments thereto, together with the appurtenant carport.

Together with: (a) The undivided ownership interest in said condominium project's common areas and facilities which is appurtenant to said unit, (the referenced Declaration of condominium providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the common areas and facilities to which said interest relates); (b) The exclusive right to use and enjoy each of the limited common areas which is appurtenant to said unit; (c) The nonexclusive right to use and enjoy the common areas and facilities including in said condominium project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and survey map (as said Declaration and map may hereafter be amended or supplemented) and the Utah Condominium Ownership Act.

Situated in Davis County, State of Utah