

3194706  
BK 7365 PG 1296

E 3194706 B 7365 P 1296-1297  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
10/10/2019 2:27:00 PM  
FEE \$40.00 Pgs: 2  
DEP eCASH REC'D FOR FIRST AMERICAN TITLE

Recording Requested by:  
First American Title Insurance Company  
7730 South Union Park Ave, Ste 650  
Midvale, UT 84047  
(801)255-4800

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
Wayne A. Kartchner and Jacqueline T.  
Kartchner  
396 North 200 East  
Farmington, UT 84025

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

## WARRANTY DEED

Escrow No. **394-6001012 (JW)**  
A.P.N.: **07-023-0027**

**Erin Baxter** who acquired title as **Erin Ellis, a single woman**, Grantor, of **Farmington, Davis** County, State of **UT**, hereby CONVEY AND WARRANT to

**Wayne A. Kartchner and Jacqueline T. Kartchner, husband and wife as joint tenants**, Grantee, of **Farmington, Davis** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Davis** County, State of **Utah**:

**BEGINNING NORTH 10°40' EAST 303.58 FEET AND NORTH 89°43' WEST 232.04 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 3 NORTH, RANGE 1 EAST, SALT LAKE MERIDIAN AND RUNNING THENCE NORTH 33°20' WEST 123.46 FEET; THENCE ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE RIGHT 43.13 FEET; THENCE SOUTH 89°47' EAST 42.74 FEET; THENCE SOUTH 33°20' EAST 160.83 FEET, THENCE NORTH 89°43' WEST 80.06 FEET TO THE BEGINNING.**

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2019 and thereafter.

Witness, the hand(s) of said Grantor(s), this 10/9/19.

A.P.N.: 07-023-0027

Warranty Deed - continued

File No.: 394-6001012 (JW)

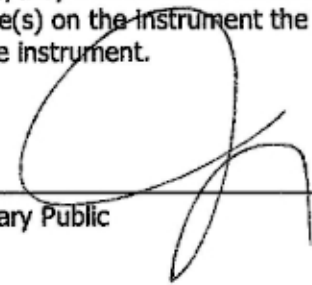
Erin Baxter  
Erin Baxter who acquired title as Erin Ellis

STATE OF Utah )  
County of Salt Lake )<sup>ss.</sup>

On 10/9/19, before me, the undersigned Notary Public, personally appeared **Erin Baxter who acquired title as Erin Ellis**, 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 the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires:

  
\_\_\_\_\_  
Notary Public

