



W3238629

E# 3238629 PG 1 OF 4
Leann H. Kilts, WEBER COUNTY RECORDER
31-May-22 0818 AM FEE \$40.00 DEP SLV
REC FOR: SERVICELINK EAST ESCROW
ELECTRONICALLY RECORDED

Commitment Number: 29894799
Seller's Loan Number: 2300803775

After Recording Return To:
ServiceLink
1355 Cherrington Parkway
Moon Township, PA 15108

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
06-190-0011**

QUITCLAIM DEED

Caitlyn J. Collings and Adam Collings, wife and husband, and David D. Collings, single, whose mailing address is **4761 Banbury Ln., Ogden, UT 84403**, hereinafter grantors, for \$0.00 (Zero Dollars and Zero Cents) in consideration paid, grant and quitclaim to **Caitlyn J. Collings and Adam Collings, wife and husband**, as tenants by the entirety, hereinafter grantees, whose tax mailing address is **4761 Banbury Ln., Ogden, UT 84403**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

SITUATED IN THE COUNTY OF WEBER AND STATE OF UTAH. UNIT 23, MOUNTAIN MEADOWS MULTIPLE UNIT CONDOMINIUM, PHSAE TWO, OGDEN CITY, WEBER COUNTY, UTAH, ACORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE WEBER COUNTY RECORDER. Property Address is: 4761 Banbury Ln., Ogden, UT 84403

Prior instrument reference: **2898104**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the

Executed by the undersigned on May 20, 2022.

Caitlyn J. Collings
Caitlyn J. Collings

David D. Collings
David D. Collings

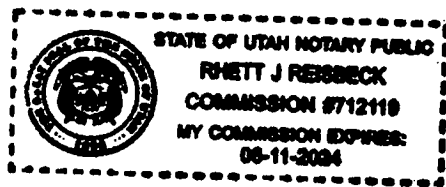
Adam Collings
Adam Collings

STATE OF UTAH
COUNTY OF Weber

The foregoing instrument was acknowledged before me on May 20, 2022 by Caitlyn J. Collings and David D. Collings and Adam Collings who are personally known to me or have produced UTAH DL as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.

[Signature]
Notary Public

This instrument prepared by:
Jay A. Rosenberg, Esq., Rosenberg LPA LLC, Attorneys At Law, 101 South Reid Street, Suite 307, Sioux Falls, South Dakota 57103 (513) 247-9605 Fax: (866) 611-0170.



condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

TAX WAIVER

COMMITMENT NUMBER: 29894799

In connection with the refinance of the real property located at 4761 Banbury Ln., Ogden, UT 84403 real property taxes and assessments have been prorated based upon currently available information from the public records. In addition, the refinance related to the above described property may incur Federal or State or local taxes, including but not limited to, income taxes. Seller and Buyer agree to hold ServiceLink and or its title insurer harmless and to waive any right of action against ServiceLink and or its insurer from any amount of such taxes and assessment.

Seller and Buyer agree to hold ServiceLink and or its title insurer harmless and to waive any right of action against ServiceLink and or its insurer relating to Federal or State or local taxes.

Seller or Grantor

Cait Coll
Caitlyn J. Collings

David D. Collings
David D. Collings

Adam Collings
Adam Collings

Date: 5/20/2022

Buyer or Grantee

Cait Coll
Caitlyn J. Collings

Adam Collings
Adam Collings

Date: 5/20/2022