



\*W3240690\*

Recording requested by:  
Rudd & Hawkes Title Insurance Agency LLC

Mail Tax Notice To:  
Antonio Jean and Karina Ramirez  
326 E 39th St. South Ogden, UT 84405

File Number: AC22-244  
Parcel ID: 05-132-0017

E# 3240690 PG 1 OF 2  
Leann H. Kilts, WEBER COUNTY RECORDER  
10-Jun-22 0331 PM FEE \$40.00 DEP SLV  
REC FOR: TYLER D. HAWKES, ATTORNEY AT LAW  
ELECTRONICALLY RECORDED

## **Warranty Deed**

Leah Langan and Rachel King, as joint tenants

Grantor

of South Ogden, Utah  
herby CONVEYS and WARRANTS to

Antonio Galeno Jean and Karina Ramirez, husband and wife, joint tenants

Grantee

of South Ogden, for the sum of TEN DOLLARS and other good and valuable consideration,  
the following tract of land in Weber County, State of Utah, to-wit:

THE WEST 47 FEET OF LOTS 24, 25, 26 AND 27, BLOCK 42, LAKE VIEW  
ADDITION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE  
AND OF RECORD IN THE WEBER COUNTY RECORDER'S OFFICE.

ALSO: THE EAST 1/2 OF THE VACATED ALLEY ADJOINING SAID  
LOTS ON THE WEST.

Tax Serial No: 05-132-0017

LESS AND EXCEPTING any and all water rights associated herewith.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law  
and subject to 2022 taxes and thereafter.

WITNESS the hand of said grantor, this 7<sup>th</sup> of June, 2022

**WARRANTY DEED**

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Leah V. Langan  
Leah Langan

Rachel K.  
Rachel King

STATE OF Louisiana  
COUNTY OF Jefferson

On this 7 day of June, 2022, before me ROBERT GRACE, a notary public, personally appeared Leah Langan and Rachel King, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they executed the same.

Witness my hand and official seal

Robert Grace  
Notary Public

