



\*W3269389\*

Recording Requested by:

E# 3269389 PG 1 OF 2  
Leann H. Kilts, WEBER COUNTY RECORDER  
06-Jan-23 0301 PM FEE \$40.00 DEP TN  
REC FOR: FIRST AMERICAN TITLE INSURANCE CO  
ELECTRONICALLY RECORDED

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
Sally Beasley  
1677 E 1450 S  
Ogden, UT 84404

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

## **WARRANTY DEED**

Escrow No. 880-6253862 (ddd) ds  
A.P.N.: 13-188-0034 <sup>SPY</sup> BT<sup>BST</sup> DB

**CLAIR C. BEASLEY WHO TOOK TITLE CLAIR C. AND SALLY BEASLEY**, Grantor, of Ogden,  
Weber County, State of **UT**, hereby CONVEY AND WARRANT to

**CLAIR C. BEASLEY AND SALLY BEASLEY, AS JOINT TENANTS**, Grantee, of Ogden,  
Weber County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations  
the following described tract(s) of land in **Weber County, State of Utah**:

**UNIT 16A, BUILDING 16, CONTAINED WITHIN THE CANYON TERRACE CONDOMINIUM  
PHASE 2, A UTAH CONDOMINIUM PROJECT AS THE SAME IS IDENTIFIED IN THE RECORD OF  
SURVEY MAP RECORDED IN WEBER COUNTY, AS ENTRY NO. 942965, IN BOOK 27 OF PLATS,  
AT PAGE 29 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR  
SUPPLEMENTED) AND IN THE DECLARATION RECORDED ON AUGUST 20, 1984 IN WEBER  
COUNTY, AS ENTRY NO. 916549 IN BOOK 1452 AT PAGE 241 (AS SAID DECLARATION MAY  
HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED.)**

**TOGETHER WITH THE APPURTENANT UNDIVIDED INTEREST IN SAID PROJECT'S COMMON  
AREAS AS ESTABLISHED IN SAID DECLARATION AND ALLOWING FOR PERIODIC  
ALTERATION BOTH IN THE MAGNITUDE OF SAID UNDIVIDED INTEREST AND IN THE  
COMPOSITION OF THE COMMON AREAS AND FACILITIES TO WHICH SAID INTEREST  
RELATES.**

Subject to easements, restrictions and rights of way appearing of record and general property taxes for  
the year 2022 and thereafter.

Witness, the hand(s) of said Grantor(s), this **DECEMBER 29, 2022**.

A.P.N.: 13-188-0034

Warranty Deed - continued

File No.: 880-6253862 (ddd)

Clair C. Beasley  
CLAIR C. BEASLEY

Sally Beasley  
SALLY BEASLEY

STATE OF Utah )  
COUNTY OF Weber )Ss.

On December 29, 20 22, personally appeared before me, **CLAIR C. BEASLEY** AND **SALLY BEASLEY**, the signer of the within instrument, who duly acknowledged to me that he executed the same.

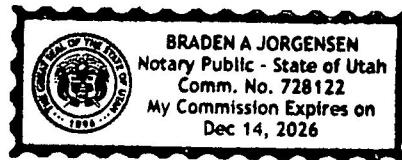
Braden A. Jorgensen

Notary Public

Braden A. Jorgensen

(Printed Name)

My Commission expires: Dec 14, 2026



{Seal or Stamp}