

3284886
BK 7580 PG 1699

E 3284886 B 7580 P 1699-1700
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
8/21/2020 12:03:00 PM
FEE \$40.00 Pgs: 2
DEP eCASH REC'D FOR FIRST AMERICAN TITL

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:
Thomas Alan Pilkington
230 Park Lane #115
Centerville, UT 84014

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

WARRANTY DEED

Escrow No. **394-6062232 (SE)**
A.P.N.: **02-035-0115**

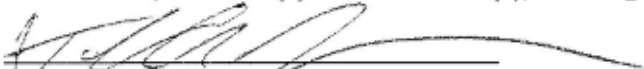
Thomas Alan Pilkington, Grantor, of **Centerville, Davis** County, State of **UT**, hereby CONVEY AND WARRANT to

Thomas Alan Pilkington and Mattilyn Pilkington, Husband and Wife as Joint Tenants, Grantee, of **Centerville, 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**:

LOT NO. 115, CONTAINED WITHIN THE PHEASANTBROOK PLANNED UNIT DEVELOPMENT (PART VII), ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE DAVIS COUNTY RECORDER'S OFFICE.

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2020 and thereafter.

Witness, the hand(s) of said Grantor(s), this **August 3, 2020**.


Thomas Alan Pilkington

ACCOMMODATION RECORDING ONLY

This document is being recorded solely as a courtesy and an accommodation to the parties named herein. First American Title Insurance Company makes no representation as to the condition of title and hereby expressly disclaims any responsibility or liability for the content, validity, accuracy, sufficiency, or effects of the document.

STATE OF Utah)
County of Salt Lake)ss.

On Aug. 3, 2020, before me, the undersigned Notary Public, personally appeared **Thomas Alan Pilkington**, 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: 9/1/22

[Signature]
Notary Public

