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RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
9/1/2020 9:03:00 AM
FEE \$40.00 Pgs: 2
DEP eCASH REC'D FOR KEYSTONE TITLE INS

Vanguard Title Insurance Agency, LLC
Mail Tax Notices to and
WHEN RECORDED RETURN TO:
Justin Christensen and Maree Christensen
1871 W View Point Dr
Woods Cross, UT 84087
File No.: 51845-BA

WARRANTY DEED

GRANTOR(S): **Justin L. Christensen**

hereby CONVEY(S) and WARRANT(S) to:

GRANTEE(S): **Justin Christensen and Maree Christensen, husband and wife as joint tenants**

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Davis County**, State of UTAH:

PARCEL 1:

UNIT 303, MOUNTAIN VIEW TOWNS P.U.D.. PHASE 3, ACCORDING TO THE OFFICIAL PLAT THEREOF AS RECORDED IN THE OFFICE OF THE DAVIS COUNTY RECORDER, STATE OF UTAH.

PARCEL 1A:

TOGETHER WITH THE UNDIVIDED OWNERSHIP INTEREST IN AND TO THE COMMON AREAS AND LIMITED COMMON AREAS AND FACILITIES WHICH IS APPURTENANT TO SAID LOT AS SHOWN ON THE OFFICIAL RECORDED PLAT AND IN THE DECLARATION OF PROTECTIVE COVENANTS FOR MOUNTAIN VIEW SUBDIVISION, AN EXPANDABLE PLANNED RESIDENTIAL DEVELOPMENT, RECORDED IN DAVIS COUNTY, UTAH ON AUGUST 2006 AS ENTRY NO. 2196530 IN BOOK 4105 AT PAGE 413 AND IN THE AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, RESERVATION OF EASEMENTS AND BYLAWS FOR MOUNTAIN VIEW SUBDIVISION, RECORDED JUNE 9, 2009 AS ENTRY NO. 4793 AT PAGE 113 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED).

Tax Parcel No.: 06-343-0303

SUBJECT TO County Taxes and Assessments not delinquent, Easements, Rights of Way, Covenants, Conditions and Restrictions now of record

WITNESS, the hand(s) of said Grantor(s), EXECUTED this 25 day of August, 2020.


Justin L. Christensen

State of Utah }
 }ss.

County of Davis }

On this 25 day of August, 2020, personally appeared before me Justin L. Christensen, the signer(s) of the above instrument, who duly acknowledged to me that he/she/they, executed the same.

Witness my hand and official seal.



Notary Public

