

E 3443303 B 7907 P 1201-1203
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
12/16/2021 03:18 PM
FEE \$40.00 Pgs: 3
DEP RT REC'D FOR INDECOMM GLOBAL S
ERVICES

File Number: 71648564

Recording Requested By:
AMROCK LLC
662 Woodward Ave.
Detroit, MI 48226

82168208 Reist
When Recorded Return To:
Indecomm Global Services
1427 Energy Park Drive
St. Paul, MN 55108

~~After Recording Return To
Mail Tax Statements To:
Albert N. Pranno
824 Southhampton Dr., North Salt Lake, UT 84054-6082~~

RESPA

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER

71648564-793747 013541609

GENERAL WARRANTY DEED

Albert F. Pranno and Mary Ann Lucy Pranno, husband and wife, as joint tenants, whose mailing address is 15409 N Castillo Ave., Fountain Hills, AZ 85268, hereinafter grantors, for \$310,000.00 (Three Hundred Ten Thousand Dollars and Zero Cents) in consideration paid, grant, with general warranty covenants to Albert N. Pranno, an unmarried man, hereinafter grantee, whose tax mailing address is 824 Southhampton Dr., North Salt Lake, UT 84054-6082, the following real property:



RPA 3490101584WD101010103

Tax Id Number(s): 013541609

Land situated in the County of Davis in the State of UT

All of Lot 1609, FOXBORO PLAT 16, North Salt Lake City, Davis County, Utah, according to the official plat thereof.

Commonly known as: 824 Southhampton Dr., North Salt Lake, UT 84054-6082

Prior instrument reference: Official Records Book 7363, Page 1123

The real property described above is conveyed subject to general warranty covenants, 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 grantee forever.



RPA

3490101594WD101010203

Executed by the undersigned on DECEMBER 3, 2021:

Albert F. Pranno
Albert F. Pranno

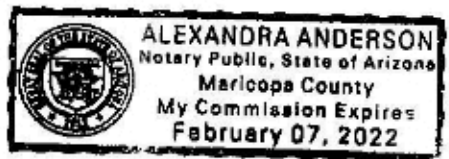
Mary Ann Lucy Pranno
Mary Ann Lucy Pranno

STATE OF ARIZONA
COUNTY OF Maricopa

The foregoing instrument was acknowledged before me on 3 December, 2021 by Albert F. Pranno and Mary Ann Lucy Pranno who are personally known to me or have produced Driver License 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.

Alexandra Anderson
Notary Public

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



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RPA 3490101594WD1010303