

*When recorded mail to (Tax Mailing Address):*

Grantee  
1074 East 75 South  
Bountiful, UT 84010  
MTC File No. 316519

## WARRANTY DEED

Andrew C. Sandall, GRANTOR, for good and valuable consideration, hereby  
CONVEYS and WARRANTS to

Andrew C Sandall and Stacia R Sandall, joint tenants

as GRANTEES, the following real property located in Davis County, State of Utah, described as:

All of Lot 21, ORCHARD HEIGHTS PLAT "B" SUBDIVISION, according to the  
official plat thereof on file and recorded in the Office of the Davis County Recorder.

ALSO: A rear year parcel adjoining and lying South of said Lot 21, part of the Southeast  
Quarter of Section 20, Township 2 North, Range 1 East, Salt Lake Base and Meridian,  
being more particularly described as follows:

Beginning at a point North 735.91 feet and East 1073.03 feet and North 03°05'51" West  
145.21 feet and East 73.31 feet from the South Quarter Corner of said Section 20; thence  
North 184.42 feet to the South line of Orchard Heights Plat "B" Subdivision; thence  
North 84°33'27" East 89.09 feet; thence South 07°53' West 194.71 feet; thence West  
61.98 feet to the point of beginning.

Tax Parcel No. 04-039-0029

Subject to general property taxes for the current year and thereafter.  
Subject to easements, conditions, covenants, restrictions and reservations of record.

*[Signatures to follow]*




In witness whereof, Grantor(s) has/have executed this instrument this 10 day of February, 2022.

  
Andrew C. Sandall

STATE OF UTAH )  
 )  
 ) ss  
COUNTY OF Salt Lake )

The foregoing instrument was acknowledged before me this 11<sup>th</sup> day of February, 2022 by Andrew C. Sandall .

  
Notary Public

