

Vanguard Title Insurance Agency, LLC  
Mail Tax Notices to and  
WHEN RECORDED RETURN TO:  
Erin Bitner and Paul Bitner  
15132 S. Heather Stone Circle  
Draper, UT 84020  
File No.: 60839-BA

**WARRANTY DEED**

GRANTOR(S): Paul Bitner and Erin Bitner, joint tenants

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

GRANTEE(S): Erin Bitner and Paul Bitner, Wife and Husband, as Joint Tenants

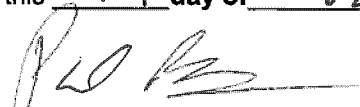

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in Utah County, State of UTAH:

Lot 221, EAGLE CREST NO. 1, AT SUNCREST, according to the Official Plat thereof on file and of record in the Utah County Recorder's Office.

Tax Parcel No.: 38-334-0221

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 19 day of 02/21 ~~2021~~ <sup>2021</sup>.

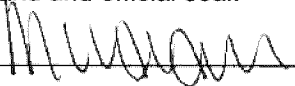
  
\_\_\_\_\_  
Paul Bitner  
  
\_\_\_\_\_  
Erin Bitner

State of Utah                    }  
  }ss.

County of Utah                }

On this 19 day of 02/21, personally appeared before me Paul Bitner and Erin Bitner, 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

