

This instrument was prepared by:
Hepworth and Associates
320 W 500 S Ste. 200
Bountiful, UT 84010

E 3469504 B 7985 P 1615-1616
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
04/11/2022 03:05 PM
FEE \$40.00 Pgs: 2
DEP RT REC'D FOR HEPWORTH AND ASSO
CIATES

After recording, mail document
and tax statements to:
Bradley Richard Hepworth
820 N 325 W
Bountiful, UT 84010

QUITCLAIM DEED

This Quitclaim Deed (the "Deed") is made effective this 3 day of ^{January 2022} ~~December, 2021~~ (the "Effective Date") between the Estate of Jeannine Hepworth (the "Grantor"), and Bradley Richard Hepworth (the "Grantee"), an individual whose mailing address is 820 N 325 W Bountiful, Utah.

WITNESSETH, that the Grantor, for and in consideration of the sum of \$10.00 (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantor has, if any, in the real property (the "Property") located in Davis County, Utah, and more particularly described as follows:

Address:
980 N 500 W
Bountiful, UT 84010

Parcel Number:
03-021-0159

Legal Description:

BEG AT PT 1018.8 FT W & 130 FT S 0°28' W & APPROXIMATELY 702 FT N 89°32' W
FR NE COR LOT 3, BLK 8, NMC PLAT, BOUNTIFUL TS SURVEY; TH
N 0°29' E 8.0 FT; TH N 16°22' E 160.41 FT, M/L, TO N'LY BNDRY LINE OF SD ENTIRE
TRACT; TH E'LY 72 FT, M/L, ALG SD N'LY BNDRY LINE TO NW'LY
R/W LINE OF E FRONTAGE RD OF SD PROJECT; TH SW'LY 194.89 FT, M/L, ALG
ARC OF A 183 FT RAD CURVE TO LEFT, TH S 0°29' W 11.0 FT, M/L,
TO S'LY BNDRY LINE; TH W'LY 90.75 FT, M/L, ALG S'LY BNDRY LINE TO POB.
CONT. 0.29 ACRES (NOTE: THIS REMAINING LEGAL WAS
WRITTEN IN THE DAVIS COUNTY RECORDER'S OFFICE FOR I.D. PURPOSES. IT
DOES NOT REFLECT A SURVEY OF THE PROPERTY.)

TO HAVE AND TO HOLD unto said Grantee, their successors and assigns, forever.

EXECUTED this 3 day of ~~December~~, 2021. ^{JANUARY 2022}



Grantor Signature

BRAD HEPWORTH
Bradley Richard Hepworth
Personal Representative of the
Estate of Jeannine Hepworth

ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF UTAH.

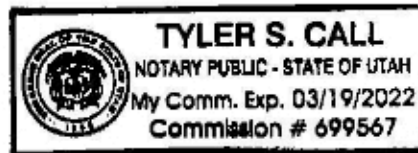
COUNTY OF DAVIS

On this day, personally appeared before me, Bradley Richard Hepworth as Personal Representative, to me known to be the person(s) described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed on this 3rd day of ^{January 2022} ~~December~~, 2021.



Notary's Public Signature



3/19/2022 (Date)
My Commission Expires