



MAIL TAX NOTICE TO GRANTEE:
Briana Griffith and Lawrence Branum Derbidge
2163 East Summit Way
Eagle Mountain, UT 84005
File Number: 2042565SB

ENT35160:2020 PG 1 of 3
Jeffery Smith
Utah County Recorder
2020 Mar 19 12:30 PM FEE 40.00 BY SW
RECORDED FOR Old Republic Title (South Jordan)
ELECTRONICALLY RECORDED

WARRANTY DEED

Heather Godfrey, an unmarried woman

GRANTOR

for the sum of TEN DOLLARS and other good and valuable consideration hereby CONVEYS and WARRANTS to

Briana Griffith and Lawrence Derbidge, joint tenants

GRANTEE

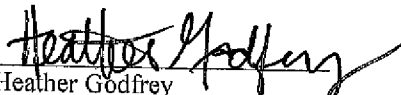
the following tract of land in Utah, County, State of UTAH, to-wit

See Attached Legal Description

TAX ID NUMBER FOR PROPERTY: 49-613-0014

Subject to any easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the year 2020 and thereafter.

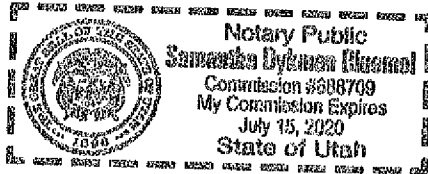
WITNESS the hand of Grantor, this 18th day of March, 2020.


Heather Godfrey

STATE OF: UTAH

COUNTY OF: Utah

The foregoing instrument was acknowledged before me this 18 day of march, 2020 by Heather Godfrey



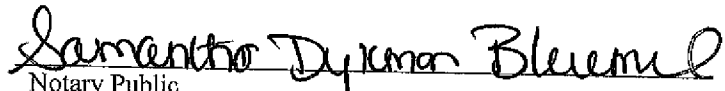

Notary Public
Residing In:
Commission Expires:

EXHIBIT A

Lot 14, PIONEER ADDITION SUBDIVISION, PHASE IV, according to the official plat thereof, on file and of record in the office of the Utah County Recorder, State of Utah.

Together with: (a) The undivided ownership interest in said Project's Common Areas and Facilities which is appurtenant to said unit, (the referenced Declaration of Project providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the Common Areas and Facilities to which said interest relates); (b) The exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said unit, and (c) The non-exclusive right to use and enjoy the Common Areas and Facilities included in said Project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented).