

Recording Requested by:
First American Title Insurance Company
6340 South 3000 East, Suite 100
Cottonwood Heights, UT 84121
(801)569-3369

ENT 3567:2023 PG 1 of 2
Andrea Allen
Utah County Recorder
2023 Jan 20 12:36 PM FEE 40.00 BY TM
RECORDED FOR First American - Union Heights
ELECTRONICALLY RECORDED

AFTER RECORDING RETURN TO:
Fanfan Benjamin Charles and Nabila Gaelle
Stapleton-Charles
1724 North Pintail Cove
Salem, UT 84653

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

(CORPORATE FORM)

Escrow No. **051-6233284 (dem)**
A.P.N.: **66-883-0055**

Richmond American Homes of Utah, Inc., a Colorado corporation a corporation organized and existing under the laws of the State of Utah with its principal office at **849 West LeVoy Drive, Salt Lake City, UT 84123** of **Salt Lake** County, State of **UT**, Grantor(s) hereby CONVEY(S) AND WARRANT(S) TO

Fanfan Benjamin Charles and Nabila Gaelle Stapleton-Charles, husband and wife as joint tenants, Grantee of **Salem, UT**, for the sum of Ten Dollars and other good and valuable consideration the following described tract(s) of land in **Utah** County, State of **UT**:

LOT 55, SALEM PARK SUBDIVISION PATIO PLAT A3, A RESIDENTIAL DEVELOPMENT, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE UTAH COUNTY RECORDER'S OFFICE.

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year **2023** and thereafter.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

In witness whereof, the Grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this **January 20, 2023**. A.D.

Witness, the hand(s) of said Grantor(s), this

Richmond American Homes of Utah, Inc., a
Colorado corporation

By: _____

Name: Paul Peterson
Title: President

STATE OF _____

County of _____

Utah
Salt Lake) ss.

On 1/20/23, before me, the undersigned Notary Public,
personally appeared **Paul Peterson, President of Richmond American Homes of Utah, Inc., a
Colorado Corp.**, personally known to me (or proved to me on the basis of satisfactory evidence) to be
the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that
he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their
signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted,
executed the instrument.

WITNESS my hand and official seal.

My Commission Expires: 10/19/23

Notary Public _____

