

3569915  
BK 8493 PG 383

E 3569915 B 8493 P 383  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
05/01/2024 11:18:21 AM  
FEE: \$40.00 Pgs: 1  
DEP eCASH REC'D FOR: US TITLE INSURANCE  
AGENCY

WHEN RECORDED MAIL TO  
AND MAIL TAX NOTICE TO:  
Sean McCandless and Cassie McCandless  
983 E Bella Vista Drive  
Fruit Heights, UT 84037

## WARRANTY DEED

File No.: 072997  
APN: 11-685-0102

**David M. Viator and Brittney J. Viator,**

Grantor(s), of Fruit Heights, Davis County, State of Utah, hereby convey(s) and warrant(s) to

**Sean McCandless and Cassie McCandless, husband and wife, as joint tenants**

Grantee(s), of Fruit Heights, Davis County, State of Utah, for the sum of ten dollars and other good and valuable consideration, the following tract of land located in Davis County, Utah, to wit:

All of Lot 102, BICHLER-TAYLOR SUBDIVISION, Fruit Heights City, Davis County, Utah, according to the Official Plat thereof.

Situated in Davis County, State of Utah

Subject to easements, restrictions, and rights of way appearing of record or enforceable in law or equity.

Witness the hand(s) of said Grantor(s) this 30th day of April, 2024.

David M. Viator

Brittney J. Viator

STATE OF UTAH )

ss )  
COUNTY OF JAMES )

The foregoing instrument was acknowledged before me the 30 day of April,  
2024 by David M. Viator and Brittney J. Viator.

Notary Public

