



After Recording Return To:
Mail Tax Notices To:
Ryan C. DeSpain and Glenn DeSpain
2211 South 750 East
Bountiful, UT 84010

File Number: 24-21380-RLM
Parcel ID: 12-003-0170

Warranty Deed

Know All Men By These Presents that I, **Lauren A. DeSpain**, (henceforth referred to as "Grantor") of **Carlsbad, CA**, for the sum of Ten Dollars (\$10.00) and Other Good and Valuable Consideration paid, grant to **Ryan C. DeSpain and Glenn DeSpain, as joint tenants**, (henceforth referred to as "Grantee") of **Bountiful, Utah**, with **WARRANTY**

COVENANTS:

Property 1:

Beginning South 00°05' West 212 feet and West 11.00 feet from the Northeast corner of the West half of the Southwest quarter of Section 1, Township 4 North, Range 2, West, Salt Lake Meridian; thence West 223 feet; thence South 52°54* West 78 feet to US Highway; thence South 37°06' East 67 feet; thence North 52°54" East 69.8 feet; thence North 89°30' East 201 feet; thence North 00°05' East 31.90 feet; thence West 11.00 feet; thence North 21.10 feet to the point of beginning.

Tax Parcel #: 12-003-0170

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of record.

(This Space Intentionally Left Blank)

In Witness Whereof, , the said, Grantor, hereunto set by hands and seals this 24th
day of May, 2024.

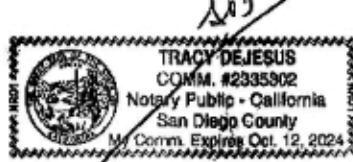
Lauren A. DeSpain
Lauren A. DeSpain

STATE OF California
COUNTY OF San Diego

On this 24th day of May, 2024, before me Tracy DeJesus, a notary
public, personally appeared Lauren A. DeSpain, proved on the basis of satisfactory evidence to
be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged
he/she/they executed the same.

Witness my hand and official seal

Tracy DeJesus
Notary Public



WARRANTY DEED