

Mail Recorded Deed and Tax Notice To:
Ling Hang Jacob Chan and Hei Tung
Vanessa Lau
686 South 1803 West
Orem, UT 84058

ENT38680:2020 PG 1 of 3
Jeffery Smith
Utah County Recorder
2020 Mar 26 12:35 PM FEE 40.00 BY LT
RECORDED FOR Cottonwood Title Insurance Agency, Inc.
ELECTRONICALLY RECORDED



COTTONWOOD
TITLE

File No.: 102861-KIU

WARRANTY DEED

Ling Hang Jacob Chan who acquired title as Ling Hang and Jacob Chan and Hei Tung Vanessa Lau who acquired title as Hei Tung and Vanessa Lau

GRANTOR(S) of Orem, State of Utah, hereby Conveys and Warrants to

Ling Hang Jacob Chan and Hei Tung Vanessa Lau, as joint tenants

GRANTEE(S) of Orem, State of Utah

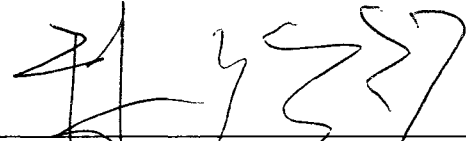
for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

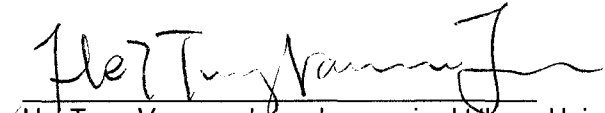
SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 54-361-0205 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2018 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

Dated this 25 day of March, 2020.

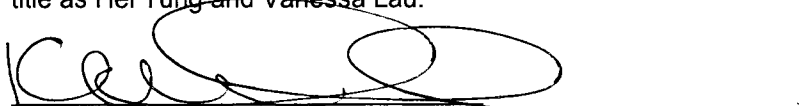

Ling Hang Jacob Chan who acquired title as Ling Hang and Jacob Chan


Hei Tung Vanessa Lau who acquired title as Hei Tung and Vanessa Lau

STATE OF UTAH

COUNTY OF UTAH

The foregoing instrument was acknowledged before me this 25 day of March, 2020 by Ling Hang Jacob Chan who acquired title as Ling Hang and Jacob Chan and Hei Tung Vanessa Lau who acquired title as Hei Tung and Vanessa Lau.


Notary Public

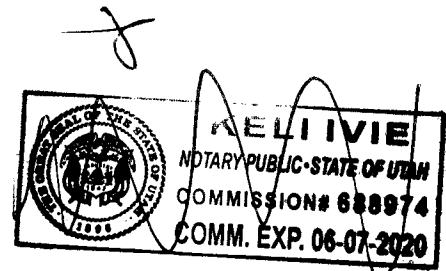


EXHIBIT A
Legal Description

Lot 205, THE VILLAS AT SLEEPY RIDGE - PHASE 2 AMENDED, as the same is identified on the Plat recorded in the office of the Utah County Recorder as Entry No. 26914:2018 of official records, (as said Plat may have heretofore been amended or supplemented) and in the Declaration of Covenants, Conditions and Restrictions for The Villas at Sleepy Ridge - Phase 2, recorded as Entry No. 108004:2016 of official records of the Utah County Recorder, State of Utah, (as said Declaration may have heretofore been amended or supplemented).

TOGETHER WITH the undivided ownership interest in and to the Common Areas and Limited Common Areas and Facilities, which is appurtenant to said unit as shown on the official recorded plat.