

GRANTEE'S ADDRESS

813 Northview Drive

SLC, Utah 84103

411529

WARRANTY DEED

JACK ZARATZIAN and MARIA A. ZARATZIAN, as Joint Tenants

of SALT LAKE CITY

County of SALT LAKE

State of Utah, hereby

CONVEY and WARRANT to RALPH J. NUISMER and JEAN L. NUISMER, as Joint
Tenants, with full rights of survivorship and not as tenants in common.

of SALT LAKE CITY

County of SALT LAKE

, State of Utah

for the sum of -----TEN DOLLARS AND NO/100----- DOLLARS
And other good and valuable consideration
the following described tract of land in SALT LAKE County,

State of Utah, to-wit:

All of Lot 3, NORTHCREST SUBDIVISION, PLAT "N" ^{Amended} according to the official plat
thereof on file and of record in the Salt Lake County Recorder's Office.

Said property is subject to a Note secured by a Trust Deed in favor of Jack
Zaratzian and Maria A. Zaratzian, as shown of record as Entry No. 3387906,
in Book 5025, at Page 300, Salt Lake County Recorder's Office. Grantees by
recording this deed agree to assume the obligations contained in, and pay the
indebtedness according to the terms of the Note, Trust Deed and other loan
documents as the same may have been amended prior to the recording of this
deed.

Subsequently assigned to Federal National Mortgage Association by Assignment of
Trust Deed, dated January 24, 1980, recorded January 25, 1980, as Entry No.
3393239, in Book 5034, at Page 729, Salt Lake County Recorder's Office. Said
Assignment was Re-recorded February 29, 1980, as Entry No. 3405895, in Book 5057,
at Page 988, Salt Lake County Recorder's Office.

Subject to easements, restrictions and rights of way currently of record and the
general property taxes for the year 1985 and thereafter.
WITNESS the hand of said grantor, this 14th day of June A. D. 1985

BEING RE-RECORD TO CORRECT LEGAL

Signed in the presence of

JACK ZARATZIAN by Maria Z. Zaratzian
Attorney-in-Fact

MARIA A. ZARATZIAN

STATE OF UTAH

COUNTY OF SALT LAKE

SS.

On the 5th day of July A. D. 1985 personally

appeared before me

Jack Zaratzian and Maria A. Zaratzian

the signers of the within instrument who duly acknowledged
to me that they executed the same.



ASSOCIATED TITLE COMPANY

Notary Public

Residing at Salt Lake County, Utah

My Commission Expires: 7-23-86

Order No. _____

(SEE NOTARY POWER OF ATTORNEY ON REVERSE)

SALT LAKE 363-0909
ATC 133

BOUNTIFUL 298-2400

OREM 224-4133

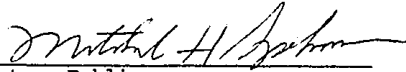
PARK CITY 532-6428

BOOK 5674 PAGE 11

BOOK 5669 PAGE 1639

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On this 5th day of July, 1985, personally appeared before me Maria A. Zaratzian, known to me to be the person whose name is subscribed to the within instrument, as the attorney-in-fact, of Jack Zaratzian and acknowledged to me that she subscribed the name of Jack Zaratzian thereto as principal, and her own name as attorney-in-fact.


Notary Public
Residing at: Salt Lake County, Utah

My Commission Expires: 7-23-86

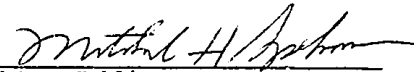
RECEIVED
JUL 25 1 29 PM '85
SALT LAKE COUNTY, UTAH
REBECCA GRAY

BOOK 5674 PAGE 12

BOOK 5669 PAGE 1700

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On this 5th day of July, 1985, personally appeared before me Maria A. Zaratzian, known to me to be the person whose name is subscribed to the within instrument, as the attorney-in-fact, of Jack Zaratzian and acknowledged to me that she subscribed the name of Jack Zaratzian thereto as principal, and her own name as attorney-in-fact.


Notary Public
Residing at: Salt Lake County, Utah

My Commission Expires: 7-23-86

Jul 25 1 29 PM '85
REBECCA GRAY

59

SALT LAKE COUNTY, UTAH

BOOK 5674 PAGE 12

BOOK 5669 PAGE 1700