

Mail Recorded Deed and Tax Notice To:  
Katie Parker and Louis V. Diaz and Susan L. Diaz  
8925 West 25900 North  
Portage, UT 84331



File No.: 148166-MYP

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## WARRANTY DEED

Tyson V. Nielson and Melissa R. Nielson, husband and wife as joint tenants

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

Katie Parker, a married woman and Louis V. Diaz and Susan L. Diaz, husband and wife, all as joint tenants

**GRANTEE(S)** of Portage, 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 **Box Elder County**, State of Utah:


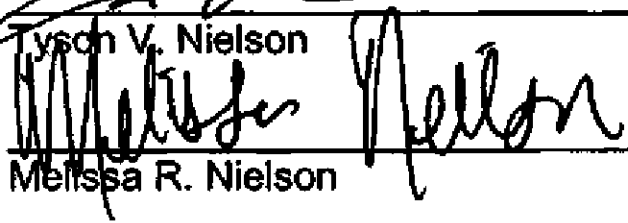
**SEE EXHIBIT A ATTACHED HERETO**

**TAX ID NO.:** 08-039-0113 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2021 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signature on following page]*

Dated this 2nd day of September, 2021.

  
 \_\_\_\_\_  
 Tyson V. Nielson  
  
 \_\_\_\_\_  
 Melissa R. Nielson

STATE OF UTAH

COUNTY OF UTAH

On this 2nd day of September, 2021, before me, personally appeared Tyson V. Nielson, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.


  
 \_\_\_\_\_  
 Notary Public

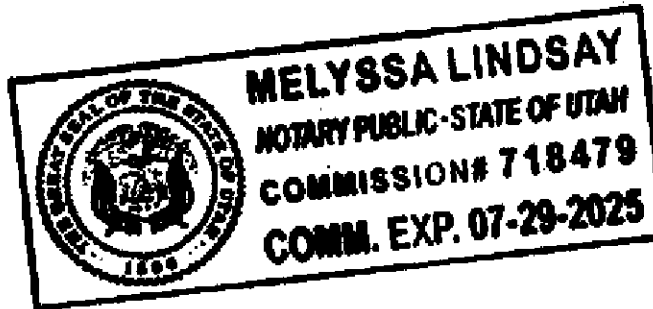


STATE OF UTAH

COUNTY OF UTAH

On this 2nd day of September, 2021, before me, personally appeared Melissa R. Nielson, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.

  
 \_\_\_\_\_  
 Notary Public



**EXHIBIT A**  
**Legal Description**

THE WEST HALF OF THE NORTH 2/3 OF LOT 6, BLOCK 10, PLAT A, PORTAGE TOWNSITE.

ALSO:

A PART OF LOT 5, BLOCK 10, PORTAGE TOWNSITE SURVEY, BOX ELDER COUNTY, UTAH:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 5 AND RUNNING THENCE SOUTH 01°11'18" WEST 186.67 FEET ALONG THE EAST LINE OF SAID LOT 5; THENCE NORTH 89°01'37" WEST 7.42 FEET; THENCE NORTH 01°11'18" EAST 186.66 FEET TO THE NORTH LINE OF SAID LOT 5; THENCE SOUTH 89°03'38" EAST 7.42 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING.