Ent: 444665 B: 1505 P: 0646
Chad Montgomery Box Elder County Utah Recorder 12/13/2021 11:02 AM Fee \$40.00 Page 1 of 3
For PLACER TITLE INSURANCE AGENCY OF UTAH Electronically Recorded By SIMPLIFILE LC E-RECORDING

AFTER RECORDING RETURN TO: NCS 9087 Foothills Blvd Roseville, CA 95747 File No. 17-790545

This document prepared by: Frank P. Dec, Esq. 8940 Main St. Clarence, NY 14031 866-333-3081

Parcel ID No.: 07-041-0018

QUIT CLAIM DEED

THIS DEED made and entered into on this 4 day of Decmber, 2021, by and between Nan Anderson, Surviving Trustee of the Gary L. Anderson and Nan Anderson Revocable Living Trust, dated 23 day of August, 2018, a mailing address of 18835 North 6000 West, Garland, UT 84312, hereinafter referred to as Grantor(s) and Nan Anderson, a widow, a mailing address of 18835 North 6000 West, Garland, UT 84312, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Box Elder County, Utah:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 18835 North 6000 West, Garland, UT 84312

Prior instrument reference: 388220, Recorded: 09/07/2018

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

Ent: 444665 B: 1505 P: 0647 Page 2 of 3

Dated this day	of December, 2021.		
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Man Anderson	- Truitee		. <u>t</u>
Nan Anderson, Surviving Tru Trust, dated 23 day of August		and Nan Anderson R	evocable Living
Trust, dated to day of ringuis			
STATE OF UTAH COUNTY OF	Elder		
Subscribed and sworn to before Surviving Trustee of the Gary I	me this day of		by Nan Anderson,
August, 2018.	. Anderson and Ivan Anderson	ACTOCADIO DIVING TIME	- Carou 20 aug 01
Houst		NOTARY PL	ARRETT JBLIC • STATE of UTAH
Notary Public My Commission Expires:	+(23/22	1 191 MARKET 121 - ALLENCE	SION NO 700994 EXP 07-23-2022
		- Carried Marie Control	

No title exam performed by the preparer. Legal description and party's names provided by the party.

Ent: 444665 B: 1505 P: 0648 Page 3 of 3

Order Number: 17-790545

EXHIBIT "A" LEGAL DESCRIPTION

The land described herein is situated in the State of Utah, County of Box Elder, described as follows:

BEG S 2363.55 FT & W 33 FT FROM NE COR OF SEC 22 T13N R3W SLM, S 80 FT W 267 FT, N 80 FT, E 267 FT TO POB. CONT .49 ACRES M/L (LOT 7 J. CRAIG VALENTINE MINI-SUB)

APN: 070410018