

STC # 114222

WHEN RECORDED, RETURN TO:  
Amber Wanlass  
1942 East Barrett Park Drive  
Sandy, UT 84092

ORDER NO. 9-000703

Ent 477160 Bk A723 Pg 238

Date: 16-SEP-2014 2:54:37PM

Fee: \$15.00 Check

Filed By: DMH

CAROLYN MADSEN, Recorder

DUCHESNE COUNTY CORPORATION

For: SUNRISE TITLE

**SPECIAL WARRANTY DEED**  
(CORPORATE FORM)

Federal National Mortgage Association aka Fannie Mae, PO Box 650043, Dallas TX 75265-0043, Grantor,  
hereby CONVEYS and WARRANTS against all persons claiming by, through or under it to

Amber Wanlass

Grantee, of Duchesne, County of Duchesne, for the sum of TEN DOLLARS AND OTHER GOOD AND  
VALUABLE CONSIDERATION, the following described tract of land in Duchesne County, State of Utah:

Lots 12, 13 and the East 10 feet of Lot 14, Block 15, Duchesne City Survey, according to the official plat  
thereof on file and of record in the office of the Duchesne County Recorder.

Also: Beginning at the Northeast corner of Lot 12 of said Block 15; thence North 10 feet; thence  
West 60 feet; thence South 10 feet; thence East 60 feet to the point of beginning.

Parcel No.: 00-0000-2315

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and  
Covenants, Conditions, Restrictions, Rights-of-Way, Easements, and Reservations now of Record.

GRANTEE HEREIN SHALL BE PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR A SALES  
PRICE OF GREATER THAN \$92,520 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE  
RECORDING OF THIS DEED. GRANTEE SHALL ALSO BE PROHIBITED FROM ENCUMBERING  
SUBJECT PROPERTY WITH A SECURITY INTEREST IN THE PRINCIPAL AMOUNT OF GREATER THAN  
\$92,520 FOR A PERIOD OF 3 MONTHS FROM THE DATE OF THE RECORDING OF THIS DEED. THESE  
RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

THIS RESTRICITON SHALL TERMINATE IMMEDIATELY UPON CONVEYANCE AT ANY  
FORECLOSURE SALE RELATED TO A MORTGAGE OR DEED OF TRUST.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby were duly  
authorized under a resolution duly adopted by the Board of Directors of the Grantor at lawful meeting duly held and  
attended by a quorum or pursuant to the bylaws of Grantor.

In witness whereof, the Grantor has caused its corporate name and seal to be hereunto affixed by its duly  
authorized officers this 15 day of September, 2014.

Attest:

Federal National Mortgage Association aka Fannie  
Mae

By: Lundberg & Associates, its attorney in fact

Secretary

By: Scott Lundberg  
Its: President

STATE OF Utah )  
County of SLC ) SS.

The foregoing instrument was acknowledged before me this 15<sup>th</sup> day of September, 2014  
by Scott Lundberg, the President of Lundberg & Associates, attorney in fact for Federal National  
Mortgage Association aka FannieMae.

Jill Carter  
NOTARY PUBLIC  
Commission Expires: 9/24/2017  
Residing at: SLC

