

ATLAS TITLE
FILE# 35977

Ent 491150 Bk 1330 Pg 1911 - 1912
PEGGY FOY SULSER, Recorder
WASATCH COUNTY CORPORATION
2020 Dec 28 02:50PM Fee: \$40.00 TC
For: Atlas Title - Heber City
ELECTRONICALLY RECORDED

Warranty Deed

Grantor: Cordell A. and Linda D. Esplin, Trustees of the Esplin Revocable Living Trust UTD
08/07/04

hereby

CONVEY AND WARRANT

to:

Grantee: Steven Harold Rich Jr, a married man, and Matthew Thomas
Wirthlin, a married man as joint tenants.
5385 Ponderosa Lane, Stansbury Park, UT 84074

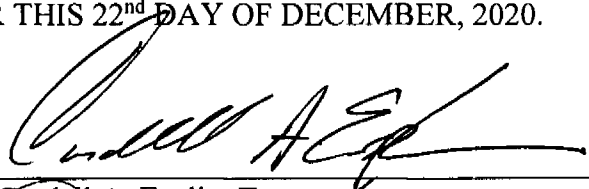
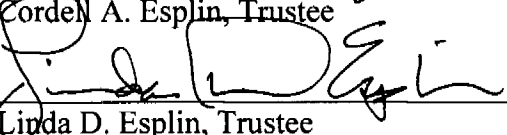
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
the following described tract of land within WASATCH County, State of UTAH to wit:

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenances thereunto belonging.

This deed is hereby made expressly subject to all existing and recorded restrictions, exceptions, reservations, easements, rights-of-way, conditions, and covenants of whatever nature, if any, and is expressly subject to all regulations, and restrictions, including statutes and other laws of municipal, county, or other governmental authorities applicable to and enforceable against the premises described herein.

WITNESS THE HAND OF SAID GRANTOR THIS 22nd DAY OF DECEMBER, 2020.

) 
) Cordell A. Esplin, Trustee
) 
) Linda D. Esplin, Trustee

State of Utah)
County of Wasatch) ss

On the 22nd OF DECEMBER 2020, personally appeared before me, Cordell A. and Linda D. Esplin, Trustees of the Esplin Revocable Living Trust UTD 08/07/04, the signers of the within instrument, who duly acknowledged to me that they executed the same.




NOTARY PUBLIC

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Unit B, Building G, Plat "V", of Schneitter's Swiss Oaks, an expandable condominium project, according to the record of survey map filed for record August 30, 1994, as entry no. 174779 in book 284 of plats, at pages 179-188 of Official Records, together with an appurtenant undivided ownership interest in the common areas and facilities, which is subject to adjustment and or shifting, all of which is defined and described in the amended and restated Declaration of Covenants, Conditions and Restrictions for Schneitter's Swiss Oaks, recorded July 27, 1990 as entry no. 152843 in book 220 at page 316 of Official Records. Subject to an Amended Restated Declaration of Covenants, Conditions and Restrictions for Schneitter's Swiss Oaks, recorded October 2, 1990 as entry no. 153528 in book 222 at page 337-341 of Official Records. Subject to a Second Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions for Schneitter's Swiss Oaks an expandable condominium project dated August 9, 1991 and recorded August 9, 1991 as entry no. 156930 in book 232 at page 197-207 of Official Records. Subject to a Third Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions for Schneitter's Swiss Oaks, recorded September 2, 1992 as entry no. 162057 in book 246 at pages 558-563 of Official Records. Subject to a Fourth Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions for Schneitter's Swiss Oaks, recorded September 14, 1993 as entry no. 168072 in book 264 at pages 588-594 of Official Records.

Together with an exclusive easement to use the "Limited Common Areas", all as set for in the record of survey map and or in the Declaration of Covenants, Conditions and Restrictions.

Tax id no. 0SO-V00B-G/Parcel No. 00-0014-2153