

ENT 49533:2024 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Jul 25 03:34 PM FEE 40.00 BY LT
RECORDED FOR Backman Orem
ELECTRONICALLY RECORDED

MAIL TAX NOTICE TO
Austin Gallant and Amy Gallant
505 East 4750 North
Provo, UT 84604

Warranty Deed

Order No. **7-051140**

Jeannette Cleona de Gaston Hilton, Erica Marie de Gaston Lewis and Alexis Neal de Gaston, Successor Co-Trustee of the Jacqueline Frances Richardson de Gaston Living Trust dated July 19, 2019

of **Provo, County of Utah, State of UTAH**, Grantor, hereby CONVEY and WARRANT to

Austin Gallant and Amy Gallant, husband and wife, as joint tenants

of **Provo, County of Utah, State of UT**, Grantee for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Utah County, State of UTAH**:

Lot 1, Plat "D", Dormont Estates Subdivision, in the City of Provo, County of Utah, State of Utah, according to the official plat thereof on file and of record in the office of the **Utah County Recorder**.

Parcel No.: **37-020-0001**

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

WITNESS, the hand(s) of said Grantor(s), this 22 of July AD., 2024

** See attached signature and acknowledgment page **

** Signature and Acknowledgment page **

**Jacqueline Frances Richardson de Gaston Living
Trust dated July 19, 2019**

Jeannette Cleona de Gaston Hilton Successor Co-trustee
Jeannette Cleona de Gaston Hilton, Successor Co-
Trustee
Erica Marie de Gaston Lewis, Successor Co-Trustee
Erica Marie de Gaston Lewis, Successor Co-
Trustee
Alexis Neal de Gaston, Successor Co-Trustee
Alexis Neal de Gaston, Successor Co-Trustee

STATE OF Texas)
County of Dallas)

By The foregoing instrument was acknowledged before me this 22 day of July, 2024
Alexis Neal de Gaston, Successor Co-Trustee of the Jacqueline Frances Richardson de Gaston Living Trust dated
July 19, 2019 which incorrectly took title as the Jacqueline Frances Richardson de Gaston Living Trust

26 Vcb 8

Notary Public
My Commission Expires: 11/23/2024

Residing at: Irving, Texas

STATE OF Utah)
County of Utah) SS.

The foregoing instrument was acknowledged before me this 23rd day of July, 2024
By Jeannette Cleona de Gaston Hilton and Erica Marie de Gaston Lewis, Successor Co-Trustees of the Jacqueline Frances Richardson de Gaston Living Trust dated July 19, 2019 which incorrectly took title as the Jacqueline Frances Richardson de Gaston Living Trust

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Notary Public 3118198

Residing at: AF, UT

