Ent 520164 Bk 1410 Pg 1293 - 1294 MARCY M. MURRAY, Recorder WASATCH COUNTY CORPORATION 2022 May 26 01:36PM Fee: \$40.00 TC For: First American - Park City ELECTRONICALLY RECORDED

Recording Requested by: First American Title Insurance Company 1755 Prospector Avenue, Suite 200 Park City, UT 84060 (435)655-6800

Mail Tax Notices to and AFTER RECORDING RETURN TO: 13450 Deer Canyon Drive, LLC 1709 Clark Lane, Unit A Redondo Beach, CA 90278

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

SPECIAL WARRANTY DEED

Escrow No: **041-6222959** (KP)

A.P.N.: 00-0020-2746, Serial No. 0DP-1014-0-006-025

Steve Lazar and Debbie Lazar, Grantor, of **Redondo Beach**, **Los Angeles** County, State of **CA**, hereby CONVEYS AND WARRANTS only as against all claiming by, through or under it to

13450 Deer Canyon Drive, LLC, a Utah limited liability company, Grantee, of **Redondo Beach**, **Los Angeles** County, State of **CA**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Wasatch** County, State of **Utah**:

LOT 14, DEER CANYON PRESERVE PHASE 1, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASATCH COUNTY RECORDER'S OFFICE.

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2022 and thereafter.

Witness, the hand(s) of said Grantor(s), this May 25^{19} , 2022.

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Special Warranty Deed - continued

File No.: **041-6222959 (KP)**

Steye Lazar

STATE OF

California

COUNTY OF

On May 25, 2022, personally appeared before me, **Steve Lazar and Debbie Lazar**, the signer of the within instrument, who duly acknowledged to me that they executed the same.

A. Karina Rodriguez Mendoza

(Printed Name)

My Commission expires: December 14,2025 (Seal or Stamp) A. KARINA RODRIGUEZ MENDOZA Notary Public - California Orange County Commission # 2386783 ly Comm. Expires Dec 14, 2025