



MAIL TAX NOTICE TO GRANTEE:
Jason Shirvani
191 Monument Rock Road
Lake Point, UT 84074
File Number: 2041796SR

WARRANTY DEED

Hallmark Homes and Development, a Utah corporation

GRANTOR

for the sum of TEN DOLLARS and other good and valuable consideration hereby CONVEYS and WARRANTS to

Jason Shirvani, a single man

GRANTEE

the following tract of land in Tooele, County, State of UTAH, to-wit

Lot 632, PASTURES AT SADDLEBACK P.U.D. PLAT 6, according to the official plat thereof, on file and of record in the office of the Tooele County Recorder, State of Utah.

Together with: (a) The undivided ownership interest in said Project's Common Areas and Facilities which is appurtenant to said unit, (the referenced Declaration of Project providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the Common Areas and Facilities to which said interest relates); (b) The exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said unit, and (c) The non-exclusive right to use and enjoy the Common Areas and Facilities included in said Project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented).

TAX ID NUMBER FOR PROPERTY: 20-021-0-0632

Subject to any easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the year 2020 and thereafter.

Effective as of this 3rd day of November, 2020.


Hallmark Homes and Development, a Utah corporation

By: 
Gordon T. Nixon, Vice President

STATE OF UTAH

COUNTY OF Salt Lake

On this 3rd day of November, 2020 personally before me appeared Gordon T. Nixon who proven on the basis of satisfactory evidence is the Vice President, of Hallmark Homes and Development, a Utah corporation, and that said document was signed by him/her on behalf of said Corporation by authority of its articles of incorporation and/or bylaws, and acknowledged to me that said corporation executed the same.



Notary Public
Residing In: Sandy, Utah
Commission Expires: June 15, 2023

