

After Recording Mail Tax Notices To:
Devin James Wootton, Holley Wootton
344 South 740 West
#204
Pleasant Grove, UT 84062

File Number: 3405
Parcel ID: 54-259-0204

ACCOMMODATION
RECORDING ONLY

Warranty Deed

Devin James Wootton and Holley Wootton and Tamera W. Dowd, all as joint tenants,
Grantor(s),
of Pleasant Grove, County of Utah, State of UT, hereby convey(s) and warrant(s) to

Devin James Wootton and Holley Wootton, husband and wife as joint tenants,
Grantee(s),
of Pleasant Grove, County of Utah, State of UT, for the sum of ten dollars and other good and
valuable consideration, the following tract of land in Utah County, State of UT, to-wit:

UNIT 204, CONTAINED WITHIN PLAT "0", THE VILLAS AT
MAPLEWOOD GROVE, AN EXPANDABLE UT AH CONDOMINIUM
PROJECT (INCLUDING A VACATION OF BUILDING C-11 AND THE
SURROUNDING COMMON AREA OF THE VILLAS AT MAPLEWOOD
GROVE AMENDED PLAT "D"), AS THE SAME IS IDENTIFIED ON THE
OFFICIAL PLAT OF SAID CONDOMINIUM PROJECT, RECORDED IN
THE OFFICE OF THE COUNTY RECORDER UTAH COUNTY, STATE OF
UTAH, ON SEPTEMBER 22, 2008, AS ENTRY NO. 104044:2008, AND
FURTHER DEFINED AND DESCRIBED IN THE DECLARATION OF
CONDOMINIUM RECORDED APRIL 8, 2005, AS ENTRY NO. 36922:2005,
OF OFFICIAL RECORDS (AS SAID MAP AND DECLARATION MAY
HERETOFORE BE AMENDED AND/OR SUPPLEMENTED). TOGETHER
WITH: (A) THE UNDIVIDED OWNERSHIP INTEREST IN SAID
CONDOMINIUM PROJECT'S COMMON AREAS AND FACILITIES
WHICH IS APPURTENANT TO SAID UNIT, (THE REFERENCED
DECLARATION OF CONDOMINIUM 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
CONDOMINIUM 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) AND THE
UTAH CONDOMINIUM OWNERSHIP ACT

Property 1:
54-259-0204

Subject to easements, restrictions, and rights of way appearing of record or enforceable in law
or equity and subject to general property taxes for the year 2023 and thereafter.

Witness the hand of said Grantor(s) on this 24th day of January, 2024.

Devin James Wootton
Devin James Wootton

Holley Wootton
Holley Wootton

Tamera W. Dowd
Tamera W. Dowd

STATE OF UTAH
COUNTY OF UTAH

Subscribed and sworn (or affirmed) to before me on this 24th day of January, 2024 by
Devin James Wootton and Holley Wootton and Tamera W. Dowd

Casey Willoughby
Notary Public

