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SPECIAL WARRANTY DEED

ALAN W. CRANDALL and SANDRA CRANDALL Grantors, hereby convey and warrant against all who claim by, through or under the Grantors to **ALAN WILLIAM CRANDALL and SANDY NAVARRO CRANDALL**, of 14 Quiet Meadow Lane, Mapleton, Utah 84664, as Trustees, or their Successors in Trust as Trustees, of **THE CRANDALL FAMILY REVOCABLE TRUST** dated _January 22_ , 2024, GRANTEES, with full power to transfer, convey, mortgage, encumber or otherwise dispose of the property herein described, for the sum of TEN DOLLARS ($10.00) and other good and valuable consideration, the following described tract of land in Utah County, State of Utah:

> Commencing at a point 8 rods West of the Southeast Corner of Block 26, Plat "A", Spanish Fork City Survey of Building Lots; thence West 4.00 rods; thence North 12.00 rods; thence East 4.00 rods; thence South 12 rods to the place of beginning.
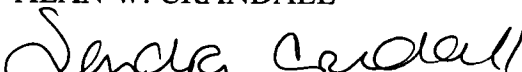>
> Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2020 and thereafter.
>
> Parcel No. 07:026:0005

Grantors covenant that the granted property is free from all encumbrances made by Grantors and Grantors will forever warrant and defend the title of the property in the Grantee, the Grantee's heirs and assigns against any lawful claim and demand of the Grantors and any person claiming or to claim by, through, or under the Grantors.

WITNESS the hand of said Grantors this _22nd_ day of _January_ , 2024.

_____
ALAN W. CRANDALL

_____
SANDRA CRANDALL

STATE OF UTAH)

                : ss

COUNTY OF UTAH)

        The foregoing instrument was acknowledged before me this *2nd* day of _____ *January* _____, 2024, by ALAN W. CRANDALL and SANDRA CRANDALL.

Dorothy Woodcox
_____
NOTARY PUBLIC

Notary Public
DOROTHY WOODCOX
Commission #711969
My Commission Expires
June 30, 2024
State of Utah