

After Recording Mail To:

Zahe MA Elabed

1480 North Woodruff

Idaho Falls, Id 83401

BT-21661

ADMINISTRATRIX'S DEED

This Administratrix's Deed is made by Jennifer L. Henry, as Administratrix for the Estate of Patrice Denise Klinefelter aka Patrice D. Klinefelter, deceased, ("GRANTOR") hereby grant and convey to:


~~Zahe Ma Elabed~~ On Time Financial, LLC, an Idaho limited liability company ("GRANTEE")

**WHEREAS**, Grantor is the qualified Administratrix for the Estate of Patrice Denise Klinefelter aka Patrice D. Klinefelter, filed as Probate No. 243400267, in Utah County, State of Utah; **THEREFORE**, for valuable consideration received, Grantor sells and conveys to Grantee the following described parcel of real property located in Utah County, State of Utah:

**Lot 303, HIGHLANDS ON THE GREEN PHASE 3A SUBDIVISION, according to the official plat thereof on file and of record in the Utah County Recorder's Office. (41:639:0303)**

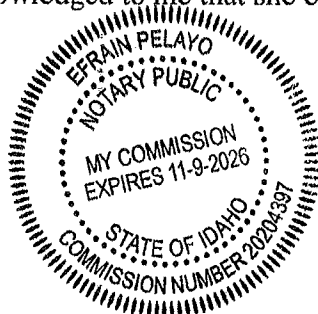
Subject to any and all existing restrictions, exceptions, reservations, easements, rights-of-way, conditions, and covenants to whatever nature, whether or not filed for record, and is expressly subject to all municipal, city, county, and state zoning laws and other ordinances, regulations, and restrictions, including statutes and other laws of municipal, county, or other governmental authorities applicable to and enforceable against the premises described. Also subject to General Property Taxes for 2025 and thereafter.

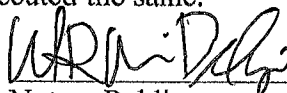
Executed this August.

  
Jennifer L. Henry, as Administratrix for the Estate of Patrice Denise Klinefelter

State of Idaho )  
County of BONNEVILLE )

On the 5<sup>th</sup> OF AUGUST, 2025, personally appeared before me Jennifer L. Henry, as Administratrix for the Estate of Patrice Denise Klinefelter, and as signer of the foregoing instrument, acknowledged to me that she executed the same.



  
Notary Public

My commission expires: 11/09/2026

The Order of the Court is stated below:

Dated: February 12, 2025  
03:54:59 PM/s/ SEAN PETERSEN  
District Court Judge

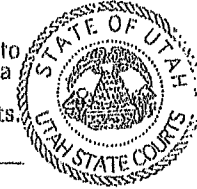
JUSTIN D. HEIDEMAN (USB #8897)  
 NORMAN W. PEAT, JR. (USB #17836)  
**HEIDEMAN & ASSOCIATES**  
 2696 North University Avenue, Suite 180  
 Provo, Utah 84604  
 Telephone: (801) 472-7742  
 Facsimile: (801) 374-1724  
 Email: jheideman@heidlaw.com  
 npeat@heidlaw.com  
 Attorney for Petitioner, Jennifer L. Henry

STATE OF UTAH  
COUNTY OF

UTAH

I hereby certify that the document to  
 which this certificate is attached is a  
 full, true and correct copy of the  
 original filed in the Utah State Courts.  
 WITNESS my hand and seal  
 this 20 day of Feb  
 2025

DISTRICT/JUVENILE COURT

 CLERK


**IN THE FOURTH JUDICIAL DISTRICT COURT  
 IN AND FOR UTAH COUNTY, STATE OF UTAH**

IN RE THE ESTATE OF PATRICE DENISE  
 KLINEFELTER;

Deceased.

**LETTERS OF ADMINISTRATION**

Probate No.: 243400267  
 Judge: Hon. Sean Petersen

1. Petitioner, JENNIFER L. HENRY, has been duly appointed and qualified as Administratrix of the estate of the above-named decedent, with all authority pertaining thereto, on the date stamped by the Court, with all authority pertaining thereto.
2. Decedent died without possessing testamentary documents.
3. The administration of the estate is unsupervised.
4. These letters are issued to evidence the appointment, qualification, and authority of said Administratrix.

**\*\*END OF LETTERS TESTAMENTARY\*\***

**\*\*\*Effective when digitally executed by the Court above\*\*\***