

WHEN RECORDED, RETURN TO:

Alva Batty  
PO Box 420065  
Kanarraville, UT 84742

**00624891**

B: 1229 P: 901 Fee \$12.00  
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01/03/2012 03:52:01 PM By ALVA BATTY



**SPECIAL WARRANTY DEED**

For the consideration of Ten Dollars (\$10.00), and other valuable considerations, Alva Batty ("Grantor"), whose address is 140 S 100 W, Kanarraville, UT 84742, hereby conveys to Alva Hartley Batty, as Trustee of The Living Trust of Alva Hartley Batty dated the 14<sup>th</sup> Day of December 2001, the following described real property situated in Iron County, Utah, together with all rights and privileges appurtenant thereto:

BEG SW COR SW1/4NE1/4 SEC 15, T38S, R11 W, SLM . SD PT BEING NW COR LOT 2, N 420 FT, E210 FT, S 420 FT, W 210 FT TO POB.

Tax Parcel Number: D-1129-0001-0000

Together with all improvements, buildings, structures and fixtures located thereon; all easements, if any, benefiting the Property; all rights, benefits, privileges and appurtenances pertaining to the property; all water, water rights, oil, gas or other mineral interests in, on, under or above the Property; and all rights and interests to receive any condemnation awards from any condemnation proceeding pertaining to the Property, sewer rights, water courses, wells, ditches and flumes located on or appurtenant to the Property.

SUBJECT TO the liens of taxes and assessments not yet due and payable, easements and restrictions of public record, and easements visible upon the property.

Grantor warrants title to the Property against all acts of the Grantor herein and no other.

Dated this 3rd day of January, 2012

GRANTOR:

Alva Batty

Alva Batty

State of Utah            )  
                                  : ss.  
County of Iron         )

On the 3rd day of January, 2012, Alva Hartley Batty personally appeared before me and duly acknowledged to me that she executed the foregoing document.

Carri R Jeffries  
NOTARY PUBLIC

Residing at: Paragonah Utah

My Commission Expires:

5/5/15



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