

**Andrea Allen**

**Utah County Recorder**

2022 Jul 07 03:05 PM FEE 40.00 BY IP

RECORDED FOR First American - American Fork  
ELECTRONICALLY RECORDED

Recording Requested by:  
First American Title Insurance Company  
315 South 500 East, Suite 101  
American Fork, UT 84003  
(801)763-8676

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
Jonah McKell and Kayla McKell  
10428 N Sage Vista Ln  
Cedar Hills, UT 84062

*SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE*

## **WARRANTY DEED**

Escrow No. **321-6228947 (TF)**  
A.P.N.: **65-045-0316**

**Clayton James Krebs and Britni Regan Krebs**, , Grantor, of **Cedar Hills, Utah** County, State of **Utah**, hereby CONVEY AND WARRANT to

**Jonah McKell and Kayla McKell, husband and wife with joint rights of survivorship**, Grantee, of **Cedar Hills, Utah** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Utah** County, State of **Utah**:

**UNIT 316, PLAT E, PHASE 3, THE CEDARS TOWNHOMES, A PLANNED RESIDENTIAL DEVELOPMENT, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE UTAH COUNTY RECORDER'S OFFICE.**

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2022 and thereafter.

Witness, the hand(s) of said Grantor(s), this **7/5/2022**.

A.P.N.: 65-045-0316

Warranty Deed - continued

File No.: 321-6228947 (TF)

Clayton James Krebs  
Clayton James Krebs

Britni Regan Krebs  
Britni Regan Krebs

STATE OF Utah )  
County of Utah ) ss.

On 7-5-2022, before me, the undersigned Notary Public, personally appeared **Clayton James Krebs and Britni Regan Krebs**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires: 9-17-2022

Todd J. Fielding  
(Notary Public)

