

ENT 8870:2025 PG 1 of 2  
**ANDREA ALLEN**  
**UTAH COUNTY RECORDER**  
2025 Feb 07 11:34 AM FEE 40.00 BY TM  
RECORDED FOR Masters Title Insurance Age  
ELECTRONICALLY RECORDED

After Recording Mail Tax Notices To:  
Brooks Rose and Sierra Lynn Rose  
4308 East Half Timber Way  
Eagle Mountain, UT 84005

File Number: 3877  
Parcel ID: 38-575-0008

## **Warranty Deed**

**Andrew F. Caruso and Tabbatha Caruso, Trustees of The Andrew and Tabbatha Caruso Living Trust dated September 13, 2021,**  
Grantor(s),  
of Eagle Mountain, County of Utah, State of UT, hereby convey(s) and warrant(s) to

**Brooks C. Rose and Sierra L. Rose, husband and wife as joint tenants,**  
Grantee(s),  
of Eagle Mountain, 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:

**Property 1:**

LOT 8, OF PLAT K-3, EVANS RANCH SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE UTAH COUNTY RECORDER, UTAH.

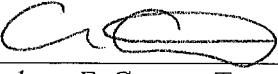
38-575-0008

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 2025 and thereafter.

**WARRANTY DEED**

Witness the hand of said Grantor(s) on this 6th day of February, 2025.

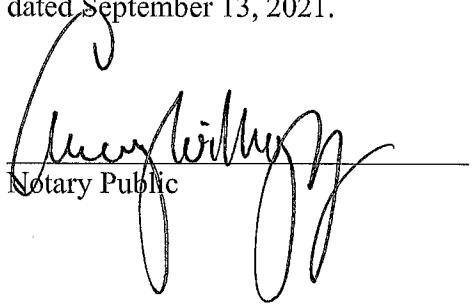
The Andrew and Tabbatha Caruso Living Trust dated September 13, 2021

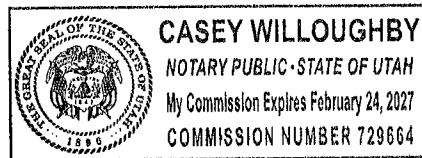
By:   
Andrew F. Caruso, Trustee

By:   
Tabbatha Caruso, Trustee

STATE OF UTAH  
COUNTY OF UTAH

Subscribed and sworn (or affirmed) to before me on this 6th day of February, 2025 by Andrew F. Caruso and Tabbatha Caruso, Trustees of The Andrew and Tabbatha Caruso Living Trust dated September 13, 2021.

  
Notary Public



WARRANTY DEED