

Mail Tax notice to:  
Grantee  
1596 West Jefferson Street  
Lehi, UT 84043

ENT96340:2022 PG 1 of 2  
**Andrea Allen**  
**Utah County Recorder**  
2022 Aug 31 12:24 PM FEE 40.00 BY MG  
RECORDED FOR Metro National Title  
ELECTRONICALLY RECORDED

File No.: 92573  
Tax ID No.: 45:502:0230

## **WARRANTY DEED**

**Thomas E. Ross and Linda S. Ross, Trustees of the Thomas E. and Linda S. Ross Family Trust dated April 27, 2017**

**GRANTOR** of Lehi, State of Utah, hereby **CONVEYS** and **WARRANTS TO**:

**Eric David Detton, unmarried man**

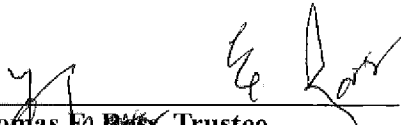
**GRANTEE** of Lehi, State of Utah for the sum of **TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**, the following described tract of land in Utah County, State of Utah:

**Lot 230, LARSON FARM SUBDIVISION PHASE 2, according to the official plat thereof on file and of record in the office of the Utah County Recorder.**

**SUBJECT TO:** County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

**WITNESS**, the hand(s) of said grantor(s), 30th day of August, 2022.

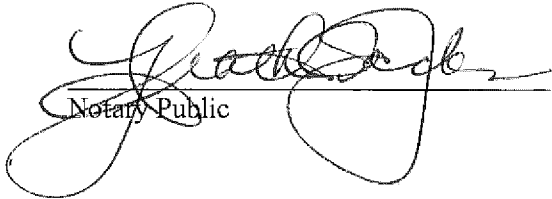
**The Thomas E. and Linda S. Ross Family Trust dated April 27, 2017**

By:   
Thomas E. Ross, Trustee

By:   
Linda S. Ross, Trustee

State of Utah County of Utah )ss:

On August 30, 2022, personally appeared before me **Thomas E. Ross and Linda S. Ross**, who upon being duly sworn (or affirmed) upon oath that he/she/they did sign the foregoing instrument with authority as granted in the capacity as trustees of The Thomas E. and Linda S. Ross Family Trust dated April 27, 2017, and that the said **Thomas E. Ross and Linda S. Ross**, duly acknowledged to me that he/she/they executed the same.

  
Notary Public

