

ENT 9776:2024 PG 1 of 2  
**ANDREA ALLEN**  
**UTAH COUNTY RECORDER**  
2024 Feb 15 01:53 PM FEE 40.00 BY KR  
RECORDED FOR Metro National Title  
ELECTRONICALLY RECORDED

Mail Tax notice to:  
Grantee  
353 North 500 East  
American Fork, UT 84003  
MNT File No.: 99085  
Tax ID No.: 35:168:0001

## **WARRANTY DEED**

**Peter Morgan**

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

**Peter Morgan and Rachel Ann Morgan, Husband and wife as joint tenants**

**GRANTEE** of American Fork, 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 1, Plat "A", Brigham Place Subdivision, 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.

COURTESY RECORDING  
This Document is being recorded solely for the convenience and accommodation of the party named herein. METRO NATIONAL TITLE CO. EXPRESSLY DISCLAIMS ANY LIABILITY FOR THE ACCURACY OF THE INFORMATION.

WITNESS, the hand(s) of said grantor(s), **February 13, 2024**.

  
Peter Morgan

State of Utah County of Salt Lake )ss:

On this date, February 13, 2024, personally appeared before me Peter Morgan, the signer(s) of the within instrument, who duly acknowledged to me that they/he/she executed the same.

  
Notary Public

