

MAIL TAX NOTICE TO GRANTEE:  
Benjamin Foster  
165 East Maple Lane  
Pleasant Grove, UT 84062  
File Number: 2046563DJ

ENT99102:2020 PG 1 of 2  
**Jeffery Smith**  
**Utah County Recorder**  
2020 Jul 13 03:09 PM FEE 40.00 BY SM  
RECORDED FOR Old Republic Title (Orem)  
ELECTRONICALLY RECORDED

## WARRANTY DEED

**Joshua Kitchen and Jayni Kitchen, husband and wife as joint tenants** GRANTOR

for the sum of TEN DOLLARS and other good and valuable consideration hereby CONVEYS and WARRANTS to

**Benjamin Foster, an unmarried man** GRANTEE

the following tract of land in Utah, County, State of UTAH, to-wit

Lot 39, ALPINE GARDENS SUBDIVISION, according to the official plat thereof, on file and of record in the office of the Utah County Recorder, State of Utah.

TAX ID NUMBER FOR PROPERTY: 34-012-0039

Subject to any easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the year 2020 and thereafter.

Effective as of this 10th day of July, 2020.

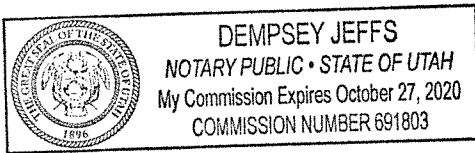
Joshua R. Kitchen  
Joshua Kitchen

Jayni C. Kitchen  
Jayni Kitchen

STATE OF UTAH

COUNTY OF UTAH

The foregoing instrument was acknowledged before me this 10th day of July, 2020 by Joshua Kitchen and Jayni Kitchen.



Dempsey Jeffs  
Notary Public  
Residing In: \_\_\_\_\_  
Commission Expires: 10/27/20