

When Recorded Return to:

Karly Johnson
695 N. 800 E.
Orem, UT 84097
MTC File 328832

**AFFIDAVIT OF SURVIVORSHIP
AND TERMINATION OF JOINT TENANCY**

STATE OF UTAH)
)
 : ss.
COUNTY OF Salt Lake)

I, Karly Johnson, being of legal age and being first duly sworn, depose and state as follows:

1. Martin H. Cowburn , the decedent in the attached certificate of death is the same person as Martin H. Cowburn , named as a party in the deed to real property recorded 2/21/2017, as Utah County Recorder's entry number 17684:2017, in the records of the Utah County Recorder.

2. This affidavit is given to terminate the decedent's joint tenancy in the following described property located in Utah County, State of Utah:

Unit No. 4, contained within Phase 1 of Heirloom Cottages, an Expandable Planned Unit Development, as identified in the Plat recorded in the office of the Utah County Recorder, Utah, on March 4, 2004, as Entry No. 25057-2004, in Map Filing No. 10373, (as said Plat may have been amended and/or supplemented) and as further defined and described in the Declaration of Protective Easement, Covenants, Conditions and Restrictions of Heirloom Cottages Planned Unit Development, recorded in the office of the Utah County Recorder, Utah, on March 4, 2004, as Entry No. 25058-2004, (as said Declaration may have been amended and/or supplemented), of the official records.

Together with a right and easement of use and enjoyment in and to the Common Areas described and as provided for in said plat and Declaration and any amendments and/or supplements thereto.

Tax Parcel 41-554-0004

3. That title to the Property should be vested in the name of Karly Johnson, as the sole surviving Joint Tenant.

Dated this 2 day of March, 2023

Karly Johnson
Karly Johnson

Subscribed and sworn to before me this 2 day of March, 2023, by Karly Johnson.

[Signature]
Notary Public



STATE OF UTAH
CERTIFICATION OF VITAL RECORD

ENT 13753 : 2023 PG 3 of 3

CERTIFICATE OF DEATH

State File Number: 2021021685

Martin H Cowburn

DECEDENT INFORMATION

Date of Death:	December 6, 2021	Time of Death:	17:55
City of Death:	Provo	County of Death:	Utah
Age:	75	Date of Birth:	September 7, 1946
Place of Birth:	Salt Lake City, Utah	Sex:	Male
Armed Services:	Yes	Marital Status:	Married
Spouse's Name:	Linda Utley	Usual Occupation:	Barber
Industry/Business:	Beauty	Education:	Some College but No Degree
Residence:	Orem, Utah	Father's Name:	Donald Patrick Cowburn
Mother's Name:	Juanita Thompson	Facility Type:	Hospital Inpatient
Facility or Address:	Utah Valley Hospital		

INFORMANT INFORMATION

Name: Kassie Whipple Relationship: Daughter
Mailing Address: 8862 North Jefferson Drive, Eagle Mountain, Utah 84005

DISPOSITION INFORMATION

Method of Disposition: Burial
Place of Disposition: Orem City Cemetery, Orem, Utah
Date of Disposition: December 18, 2021

FUNERAL HOME INFORMATION

Funeral Home: Walker Sanderson Funeral Home-Orem
Address: 646 East 800 North, Orem, Utah 84097
Funeral Director: Eddie D Olpin

MEDICAL CERTIFICATION

Certifying Physician: Michael Pearce MD, Utah Valley Pulmonary Clinic, 1055 North 300 West Suite 501, Provo, Utah 84604

CAUSE OF DEATH

Multiorgan System Failure
Due to (or as a consequence of): Acute On Chronic Hypoxemia Respiratory Failure
Due to (or as a consequence of): COVID-19 Pneumonia
Other significant conditions: Coronary Artery Disease, Hypertension, Diabetes Mellitus, Chronic Kidney Disease, Systemic
Tobacco Use: Did not Contribute
Medical Examiner Contacted: Yes Autopsy Performed: No Manner of Death: Natural

Date Registered: December 9, 2021

Date Issued: December 14, 2022

This is an exact reproduction of the facts registered in the Utah State Office of Vital Records and Statistics. Security features of this official document include: Intaglio Border, V & R images in top cycloids, and intaglio microtext. This document displays the date, seal and signature of the Utah State Registrar of Vital Record and Statistics.

Linda S. Winger
Linda S. Winger, MSW, LCSW
State Registrar



Eric S. Edwards
Eric S. Edwards, MPA, MCHES
Executive Director
Utah County Health Department



WHEN RECORDED, MAIL TO:
Martin H. Cowburn and Karly Johnson
44 South 800 East
American Fork, UT 84003

WARRANTY DEED

Bradley D. Koivu, grantor, hereby CONVEY and WARRANT to

Martin H. Cowburn and Karly Johnson, AS JOINT TENANTS


grantee for the sum of TEN AND NO/100-----DOLLARS, and other good and valuable considerations the following described tract of land in Utah County, State of Utah, to-wit:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND MADE A PART HEREOF

Tax ID No.: 41:554:0004

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of record.

WITNESS the hand of said grantor, this Feb. 17, 17.


Bradley D. Koivu

STATE OF Utah

COUNTY OF Utah

On the Feb. 17, 17, personally appeared before me Bradley D. Koivu, the signer of the above instrument, who duly acknowledged to me that they executed the same.



Notary Public
My Commission Expires: 12-28-20



EXHIBIT A

Lot No. 4, contained within Phase 1 of HEIRLOOM COTTAGES, an Expandable Planned Unit Development, as identified in the Plat recorded in the office of the Utah County Recorder, Utah, on March 4, 2004, as Entry No. 25057-2004, in Map Filing No. 10373, (as said Plat may have been amended and/or supplemented) and as further defined and described in the Declaration of Protective Easement, Covenants, Conditions and Restrictions of Heirloom Cottages Planned Unit Development, recorded in the office of the Utah County Recorder, Utah, on March 4, 2004, as Entry No. 25058-2004, (as said Declaration may have been amended and/or supplemented), of the official records.

Together with a right and easement of use and enjoyment in and to the Common Areas described and as provided for in said plat and Declaration and any amendments and/or supplements thereto.

For Identification Purposes Only: 41-554-0004