

MATHESON, JEPSSON & GARDNER

Attorneys at Law

Recorded at Request of _____ 419 East First South _____

at _____ M. Fee Paid \$ _____ Salt Lake City, Utah 84111
(801) 363-2244

by _____ Dep. Book _____ Page _____ Ref. _____

Mail tax notice to Virginia T. Bradford Address 2159 Sherman Ave. SLC, UT 84108

3329756 WARRANTY DEED

VIRGINIA T. BRADFORD, a woman
of SALT LAKE CITY, County of SALT LAKE, State of Utah, hereby
CONVEYS and WARRANTS to

VIRGINIA T. BRADFORD, Trustee, of the VIRGINIA TAYLOR BRADFORD
FAMILY TRUST dated July 19, 1979.

of SALT LAKE CITY, COUNTY OF SALT LAKE, UTAH
TEN----- grantee
----- for the sum of
and other good and valuable consideration
the following described tract of land in SALT LAKE DOLLARS,
State of Utah: County,

BEGINNING at a point East 561.0 feet and South
170.0 feet from the Northwest corner of Lot 11,
Block 15, Five Acre Plat "C", Big Field Survey;
and running thence South 177.1 feet to the North
line of Sherman Avenue, thence East 54.0 feet; thence
North 177.1 feet; thence West 54.0 feet to the point
of beginning.

SUBJECT to easements and restrictions of record.

KATIE L. DIXON
RECORDERS
SALT LAKE COUNTY,
UTAH
\$4.00
AUG 30 10 03 AM '79
Mallesson,
RE F
Title of Jepsson & Gardner
Stuart D. Matheson
Evelyn Thompson

WITNESS, the hand of said grantor, this
August 28, 1979, day of

Signed in the Presence of

Virginia T. Bradford

STATE OF UTAH,
County of SALT LAKE } ss.

On the 28th day of August, 1979, A. D. 1979
personally appeared before me
VIRGINIA T. BRADFORD, A Woman
the signatory of the within instrument, who duly acknowledged to me that she executed the
same.

Stuart D. Matheson
Notary Public.

My commission expires Aug. 10, 1981 Residing in Salt Lake County, Utah

When Recorded Mail To:

Ann Dunford
2169 E. Sherman Ave.
Salt Lake Utah 84108

13891303 B: 11306 P: 1042 Total Pages: 1
02/15/2022 08:35 AM By: salvarado Fees: \$40.00
AFFID- AFFIDAVIT
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: PARAMOUNT TITLE CORPORATION
1326 SOUTH 900 EASTSALT LAKE CITY, UT 84105

AFFIDAVIT

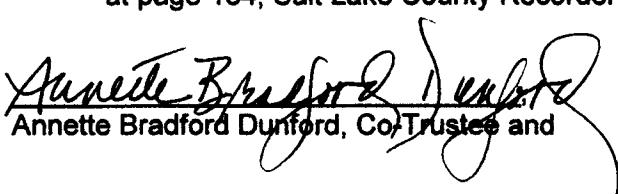
We, Annette Bradford Dunford and Barbara Bradford-Brinton, being citizens of the United States of America, of legal age, represent the following:

1. We are the successor trustees of the The Virginia Taylor Bradford Family Trust Dated July 19,1979, Re-Stated and as Amended by subsequent Amendments, the most recent being a Second Amendment dated September 14, 2018, wherein paragraph 1. States that the Beneficiaries of said Trust appoint us, the undersigned persons to act as the current Co-Trustees of said Trust and that we have the right and power to convey the following described real property located in Salt Lake County, State of Utah:

BEGINNING at a point East 561.0 feet and South 170.0 feet from the Northwest corner of Lot 11, Block 15, Five Acre Plat "C", Big Field Survey; and running thence South 177.1 feet to the North line of Sherman Avenue, thence East 54.0 feet; thence North 177.1 feet; thence West 54.0 feet to the point of beginning.

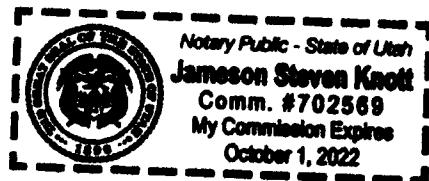
16-10-360-020

2. The aforescribed property being the same conveyed in that certain Warranty Deed dated August 28, 1979, recorded August 30, 1979, as Entry No. 3329756, in Book 4934, at page 134, Salt Lake County Recorder.


Annette Bradford Dunford, Co-Trustee and

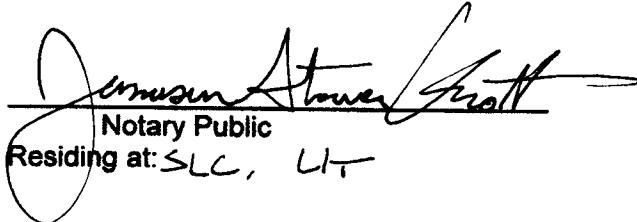

Barbara Bradford Brinton, Co-Trustee

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



On the 14th day of February, 2022, personally appeared before me Annette Bradford Dunford and Barbara Bradford-Brinton, Co-Trustees of the Virginia Taylor Bradford Family Trust, dated July 19, 1979, the signers of the foregoing instrument who duly acknowledged to me that they executed the same.

My commission expires: 10-1-22


Notary Public
Residing at: SLC, UT