

Recording Requested by:
First American Title Insurance Company
National Commercial Services
215 South State Street, Ste. 380
Salt Lake City, UT 84111
(801)536-3100
Mail Tax Notices to and
AFTER RECORDING RETURN TO:
Ginko, LLC, a Utah limited liability
company
180 North University Ave, STE 200
Provo, UT 84601

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **NCS-791608-SLC1 (ami)**
A.P.N.: **04:084:0015**

Glen L. Nielsen duly appointed **Personal Representative of the Estate of Connie K. Nielsen** aka **Connie Jeanne Kirkham Nielsen**, **Probate No. 173400746**, **Fourth Judicial District Court, Utah County, State of Utah** on the **10th day of October 2017**, Grantor, of **Provo, Utah** County, State of **Utah**, hereby CONVEY AND WARRANT to

Ginko, LLC, a Utah limited liability company, Grantee, of **Provo, Utah** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Utah** County, State of **Utah**:

COMMENCING 3 RODS SOUTH OF THE NORTHEAST CORNER OF LOT 8, BLOCK 89, PLAT "A", PROVO CITY SURVEY; THENCE WEST 11 RODS; THENCE SOUTH 5 RODS; THENCE EAST 11 RODS; THENCE NORTH 5 RODS TO THE POINT OF BEGINNING.

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year **2017** and thereafter.

Witness, the hand(s) of said Grantor(s), this 10-23-17.

A.P.N.: 04:084:0015

Warranty Deed - continued

File No.: NCS-791608-SLC1
(ami)

Glen L. Nielsen duly appointed Personal Representative of the Estate of Connie K. Nielsen aka Connie Jeanne Kirkham Nielsen, Probate No. 173400746, Fourth Judicial District Court, Utah County, ~~State~~ ^{State} of Utah on the 10th day of October 2017

By: Glen L Nielsen, PR
Name: Glen L. Nielsen
Title: Personal Representative

STATE OF Utah)
County of Utah)ss.

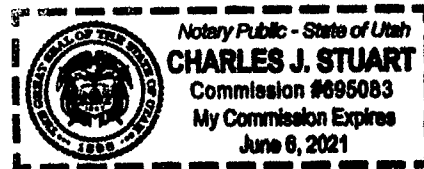
On 10/23/17, before me, the undersigned Notary Public, personally appeared **Glen L. Nielsen duly appointed Personal Representative of the Estate of Connie K. Nielsen aka Connie Jeanne Kirkham Nielsen, Probate No. 173400746, Fourth Judicial District Court, Utah County, State of Utah on the 10th day of October 2017**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires:

6/6/2021

[Signature]
Notary Public



The Order of the Court is stated below:

Dated: October 17, 2017
08:37:27 AM

/s/ ANTHONY HOWELL
District Court Judge



STANLEY R SMITH -3014
Attorney for Applicant
9303 W. 8800 N.
Lehi, UT 84043
Telephone: (801) 362-0390
Email: srs4422@yahoo.com

**IN THE FOURTH JUDICIAL DISTRICT COURT
UTAH COUNTY, STATE OF UTAH**

<p>IN THE MATTER OF THE ESTATE OF:</p> <p>CONNIE K. NIELSEN aka CONNIE JEANNE KIRKHAM NIELSEN,</p> <p style="text-align: center;">Deceased.</p>	<p>ORDER FOR INFORMAL APPOINTMENT OF PERSONAL REPRESENTATIVE</p> <p>Probate No: 173400746</p>
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Upon consideration of the Application for Informal Appointment of Personal Representative filed by GLEN L. NIELSEN, on the 10th day of October, 2017, the Court finds that:

1. The application is complete.
2. The applicant has made an oath or affirmed that the statements contained in the application are true to the best of his knowledge and belief.
3. The applicant appears from the application to be an interested person as defined by the Utah Uniform Probate Code.
4. On the basis of the statements in the application, venue is proper.
5. All required notices have been sent, or such notices waived by writing.

6. On the basis of the statements in the application no personal representative has been appointed in this state or elsewhere.
7. It appears from the application that the time limit for informal appointment has not expired.
8. The decedent's last will and testament dated January 26, 2001 is on file herein.
9. Based on the statements in the application, the person who seeks appointment as personal representative is qualified to act as personal representative and has a prior right to appointment.
10. Bond is not required.
11. The applicable time period within which no action can be taken on an application for informal appointment has not elapsed.
12. The names and addresses of the children and heirs of the decedent are as follows:

Bruce K. Nielsen	507 N 100 W, Lehi UT 84043	Son
Julie N. Rafiner	320 E 500 N, Lehi, UT 84043	Daughter
Emily N. Oyler	45 W Main, Lehi, UT 84043	Daughter
Bill G. Nielsen	45 W Main, Lehi, UT 84043	Son
Sandra J. Nixon	2177 S Old Highway 91 New Harmony, UT 84757	Daughter

THEREFORE:

1. GLEN L. NIELSEN is hereby appointed personal representative of the decedent, to act without bond.

2. Upon qualification and acceptance, letters testamentary shall be issued.

SIGNATURE, DATE, AND SEAL ON TOP