

Recorded at the Request of:
Hansen Wright
233 S. Pleasant Grove Blvd., Suite 202
Pleasant Grove, Utah 84062



ENT 9877:2018 PG 1 of 1
JEFFERY SMITH
UTAH COUNTY RECORDER
2018 Jan 31 10:19 am FEE 11.00 BY VP
RECORDED FOR HANSEN WRIGHT

Mail Tax Notice to:
Tony Gene Rhoton and
Renee Kathleen Rhoton
160 North 100 East
American Fork, Utah 84003

SPECIAL WARRANTY DEED

TONY G. RHOTON and RENEE K. RHOTON, GRANTORS of American Fork, County of Utah, State of Utah, hereby convey and warrant against all who claim by, through or under the Grantors to TONY GENE RHOTON and RENEE KATHLEEN RHOTON, of 160 North 100 East, American Fork, Utah 84003, as Trustees, or their Successors in Trust as Trustees, of THE RHOTON FAMILY REVOCABLE TRUST dated January 23, 2018, GRANTEES, with full power to transfer, convey, mortgage, encumber or otherwise dispose of the property herein described, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the following described tract of land in Utah County, State of Utah:

Commencing West 8.03 chains along Section Line from South Quarter Corner of Section 22, Township 5 South, Range 1 East, Salt Lake Meridian; thence East 60 feet; thence North 210 feet; thence West 60 Feet; thence South 210 feet to the point of beginning. Area .29 acres.

Parcel No. 13:040:0027

Grantors covenant that the granted property is free from all encumbrances made by Grantors and Grantors will forever warrant and defend the title of the property in the Grantees, the Grantees' heirs and assigns against any lawful claim and demand of the Grantors and any person claiming or to claim by, through, or under the Grantors.

WITNESS the hand of said Grantors this 23rd day of January, 2018.

TONY G. RHOTON

RENEE K. RHOTON

STATE OF UTAH)
 : ss
COUNTY OF UTAH)

The foregoing instrument was acknowledged before me this 23rd day of January, 2018, by TONY G. RHOTON and RENEE K. RHOTON.

Notary Public
DOROTHY WOODCOX
Commission # 688578
My Commission Expires
June 30, 2020
State of Utah