

WHEN RECORDED, MAIL TO:
ZEEK AND NOEL TYLER
1303 NORTH FISH CREEK DRIVE
SARATOGA SPRINGS, UT 84045

Escrow No.29071

SPECIAL WARRANTY DEED

ZEEK TYLER A MARRIED MAN, grantor(s)
of SARATOGA SPRINGS, County of UTAH, State of UTAH, hereby CONVEY(s) and WARRANT(s)
against all claiming by, through or under THEM to

ZEEK TYLER and NOEL ELIZABETH TYLER, HUSBAND and WIFE as JOINT TENANTS,
grantee(s)
of SARATOGA SPRINGS, County of UTAH, State of UTAH, for the sum of TEN DOLLARS and
other good and valuable consideration, the following described tract of land in UTAH County, State of
Utah, to-wit:

**Lot 28, THE COVE AT JORDAN RIVER, PHASE 6, Planned Unit Development,
Saratoga Springs, Utah, as the same is identified in the recorded survey map as Entry
No. 56231:2010, and Map Filing No. 13279 (as said survey map may have heretofore
been amended or supplemented) and in the Declaration of Covenants, Conditions and
Restrictions recorded as Entry No. 159540:2007 (as said declaration may have
heretofore been amended or supplemented).**

**TOGETHER WITH the appurtenant interest in said projects common areas as
established in the aforementioned declaration.**

Tax ID# 65-336-0028

SUBJECT TO easements, covenants, conditions, restrictions, rights of way and reservations appearing of
record or enforceable in law and equity and taxes for the year 2013 and each year thereafter.

WITNESS the hand(s) of said grantor(s), this 30TH day of JANUARY, 2017.

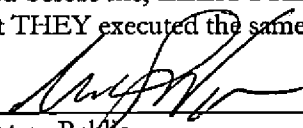


ZEEK TYLER

STATE OF UTAH
COUNTY OF UTAH

} SS.

On the 30th day of JANUARY, 2017, personally appeared before me, ZEEK TYLER, the signet(s) of the foregoing instrument, who duly acknowledged to me that THEY executed the same.



Notary Public.

