

Return to After Recording:

Vantage Point Title, Inc.
25400 US 19 North, Suite 135
Clearwater, FL 33763
Reference Number: UT709762

Mail Tax Statements to:

Christian E. Arroyo
3185 North 1420 W
Lehi, UT 84043

QUIT CLAIM DEED

On this 03 day of 03, 2021, **CHRISTIAN E. ARROYO, WHO ACQUIRED TITLE AS CHRISTIAM E. ARROYO, A SINGLE MAN**, whose address is 3185 North 1420 W, Lehi, UT 84043, Grantors, do hereby QUIT-CLAIM to **CHRISTIAN E. ARROYO, A SINGLE MAN**, whose address is 3185 North 1420 W, Lehi, UT 84043, Grantees, for the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, all that parcel of land located in the County of Utah, State of Utah, being more fully described as follows:

The following described tract of land in Utah County, State of Utah:

Lot 2, Plat "A", contained within PHEASANT POINTE NORTH SUBDIVISION, P.U.D., as said Lot is identified in the Plat of said Development, recorded in Utah County, Utah, as Entry No. 20414:2004, as Map Filing No. 10392 and in the Declaration of Covenants, Conditions and Restrictions, recorded March 18, 2004, as Entry No. 30415:2004, and any and all amendments thereto. Together with a right and easement of use and enjoyment in and to the Common Areas described, and as provided for, in said Declaration of Covenants, Conditions, and Restrictions, which include, without limitation, an easement for vehicular ingress and egress over and across said Common Areas to and from said Lot.

Commonly known as: 3185 North 1420 W, Lehi, UT 84043
Parcel ID #: 49:541:0002

TOGETHER WITH all rights, privileges, easements and appurtenances thereunto belonging or in any way appertaining.

SUBJECT TO Encumbrances, Easements, Rights-of-Way, Restrictions and Reservations of record and those enforceable in law and equity.

Whenever used, the singular name shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

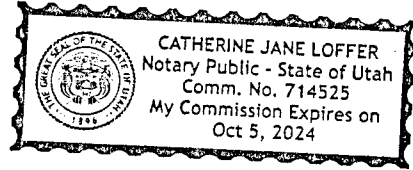
In witness whereof, Grantors have executed this Deed on the date set forth above.


CHRISTIAN E. ARROYO, WHO ACQUIRED TITLE AS CHRISTIAM E. ARROYO

STATE OF Utah }
COUNTY OF Utah }

The foregoing instrument was acknowledged before me on this 3rd day of March,
2021 by CHRISTIAN E. ARROYO, WHO ACQUIRED TITLE AS CHRISTIAM E. ARROYO.

Notary Public
Printed Name: Catherine Jane Loffer
My Commission Expires: 10/5/2024



Prepared By
National Signing Services, Inc.
25400 US 19 North, Suite 135
Clearwater, FL 33763

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.