Magellan Title Insurance Agency, Inc 43940-CB MAIL TAX NOTICE TO Sarah Franklin 1555 East 3900 South Unit 211 Salt Lake City, UT 84124

Warranty Deed

12255488 4/7/2016 1:29:00 PM \$10.00 Book - 10419 Pg - 913 Gary W. Ott Recorder, Salt Lake County, UT MAGELLAN TITLE BY: eCASH, DEPUTY - EF 1 P.

of Salt Lake County, State of UTAH, hereby CONVEY and WARRANT to GRANTEE: Sarah Franklin, single wor

Tax ID No: 16-33-328-028

GRANTOR: C. Jay Trujillo

GRANTEE: Sarah Franklin, single woman of Salt Lake County, State of UTAH

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in Salt Lake, State of UTAH:

UNIT NO. 211, contained within the MONTE VISTA CONDOMINIUM PROJECT, as the same is identified in the Record of Survey Map recorded in Salt Lake County, Utah as Entry No. 3296132, in Book 79-6, at Page 224, and in the Declaration of Covenants, Conditions and Restrictions and Bylaws of the MONTE VISTA CONDOMINIUM PROJECT, recorded in Salt Lake County, Utah, on June 18, 1979, as Entry No. 3296131, in Book 4883, at Page 1162.

TOGETHER WITH: (a) The undivided ownership interest in said Condominium Project's Common Areas and Facilities which is appurtenant to said unit, (the referenced Declaration of Condominium providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the Common Areas and Facilities to which said interest relates); (b) The exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said Unit, and (c) The nonexclusive right to use and enjoy the Common Areas and Facilities included in said Condominium Project (as said Project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented) and the Utah Condominium Ownership Act.

WITNESS, the hand(s) of said Grantor(s), this April 2016 Signed in the Presence of STATE OF Utah County of Salt Lake On this day personally appeared before me C. Jay Trujillo to me known to be the individual, or individuals described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned Given under my hand and official seal this day of _April 2016 NOTARY PUBIAC Notary Public CYNDI BURROLA Commission Expires: November 7, 2019 State of Utah Residing at: