

Recording Requested by:  
First American Title Company, LLC  
7730 S. Union Park Ave, Ste 110  
Midvale, UT 84047  
(801)569-3369

ENT 12375:2015 PG 1 of 2  
**Jeffery Smith**  
**Utah County Recorder**  
2015 Feb 18 02:48 PM FEE 12.00 BY SS  
RECORDED FOR First American - Union Height:  
ELECTRONICALLY RECORDED

AFTER RECORDING RETURN TO:  
Ryan Durrant  
3091 South Lori Lane  
Saratoga Springs, UT 84045

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

## WARRANTY DEED

(CORPORATE FORM)

Escrow No. **051-5657309 (dem)**  
A.P.N.: **54-236-0056**

**Richmond American Homes of Utah, Inc., a Colorado corporation** a corporation organized and existing under the laws of the State of Utah with its principal office at **849 West LeVoy Drive Suite 220, Salt Lake City, UT 84123** of **Salt Lake** County, State of **UT**, Grantor(s) hereby CONVEY(S) AND WARRANT(S) TO

**Ryan Durrant, married man**, Grantee of , , for the sum of Ten Dollars and other good and valuable consideration the following described tract(s) of land in **Utah** County, State of **UT**:

**LOT 3156, THE VILLAGE OF FOX HOLLOW PLAT NEIGHBORHOOD "3-B" SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE UTAH COUNTY RECORDER'S OFFICE.**

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year ~~2013~~ and thereafter.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

In witness whereof, the Grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 17<sup>th</sup> day of February, 2015. A.D.

Richmond American Homes of Utah, Inc., a  
Colorado corporation

Kay Van Wagoner  
By: Kay Van Wagoner, Vice President

STATE OF Utah )

County of Salt Lake ) ss.

On 2/17/15, before me, the undersigned Notary Public,  
personally appeared **Richmond American Homes of Utah, Inc.**, 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: 10/19/15

[Signature]  
Notary Public

