

RECORDING REQUESTED BY:  
Integrated Title Insurance Services, LLC  
1092 East South Union Avenue  
Midvale, UT 84047  
(801)307-0160

13051087  
8/13/2019 4:10:00 PM \$40.00  
Book - 10815 Pg - 9043-9044  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
INTEGRATED TITLE INS SERVICES  
BY: eCASH, DEPUTY - EF 2 P.

WHEN RECORDED, MAIL TAX NOTICE TO:  
Grantee  
4202 West Otter Park Court  
Riverton, UT 84096

### **SPECIAL WARRANTY DEED**

ITS File No.: 82707  
PIN: 27-31-203-045

WRIGHT & ASSOCIATES, LLC, a Utah limited liability company, Grantor,

of Taylorsville, County of Salt Lake, State of Utah, hereby CONVEY and WARRANT against all claiming by, through or under the grantor, but not otherwise, to

MITCHELL EASTMAN and AMANDA EASTMAN, AS JOINT TENANTS, Grantee,

of Riverton, County of Salt Lake, State of Utah, for the sum of TEN AND NO/100----- DOLLARS, and other good and valuable considerations the following described tract of land in Salt Lake County, State of Utah, to-wit:

Lot 210, PARKSIDE PLAT 2, according to the official plat thereof, as recorded in the office of the Salt Lake County Recorder.

Together with an easement of use and enjoyment in and to the common area and facilities, including but not limited to roadways and access ways appurtenant to said Lot, as provided for in the Declaration of PARKSIDE, a Planned Unit Development.

Together with that certain Easement granted to Parkside, LLC, a Utah limited liability company, its heirs, successors and assigns, for a perpetual Easement for Ingress, Egress and Utilities and other miscellaneous purposes/facilities consistent with access-way and utilities easements, in that certain Grant of Easement recorded May 21, 2018, as Entry No. 12775966, in Book 10676 at Page 5086, of official records.

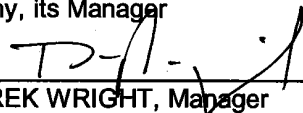
Parcel Identification No. 27-31-203-045.

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of record.

WITNESS the hand of said grantor, this 9 day of August, 2019.

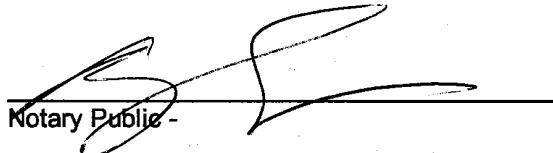
WRIGHT & ASSOCIATES, LLC, a Utah limited liability company

BY: DEREK WRIGHT, LLC, a Utah limited liability company, its Manager

By:  \_\_\_\_\_  
DEREK WRIGHT, Manager

STATE OF UTAH  
ss.  
COUNTY OF SALT LAKE

On the 9 of August, 2019, personally appeared before me DEREK WRIGHT who being duly sworn did say that he, the said DEREK WRIGHT is the Manager of DEREK WRIGHT L.L.C. a Utah limited liability company, which is the Manager of WRIGHT & ASSOCIATES, L.L.C., a Utah limited liability company and that said instrument was signed in behalf of said limited liability company by authority and said DEREK WRIGHT acknowledged to me that he, as such Manager of said limited liability company, executed the same in the name of the limited liability company.

  
\_\_\_\_\_  
Notary Public

My Commission Expires: 12-15-19  
Commission No.: 686105

