

13134817
11/27/2019 8:41:00 AM \$40.00
Book - 10865 Pg - 7316-7317
RASHELLE HOBBS
Recorder, Salt Lake County, UT
LSI TITLE CO
BY: eCASH, DEPUTY - EF 2 P.

Commitment Number: 25732072

After Recording Return To:
ServiceLink
1355 Cherrington Parkway
Moon Township, PA 15108



PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
15-31-405-008-0000

QUITCLAIM DEED

Jonathon Douglas Coleman, a formerly single man, now married, whose mailing address is **4346 W 3930 S, West Valley City, UT 84120**, hereinafter grantor, for \$0.00 (Zero Dollars and Zero Cents) in consideration paid, grants and quitclaims to **Jonathon Douglas Coleman, a married man**, hereinafter grantee, whose tax mailing address is **4346 W 3930 S, West Valley City, UT 84120**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

Lot 31, Brittney Downs Subdivision, according to the official Plat thereof recorded in Book 93-6 of Plats at Page 151, records of Salt Lake County, Utah. Assessor's Parcel No: 15-31-405-008-0000

Property Address is: 4346 W 3930 S, West Valley City, UT 84120

Prior instrument reference: **12191177**

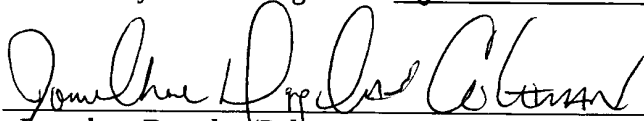
Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

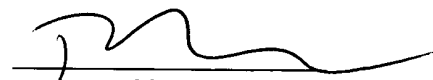
Executed by the undersigned on 18 November, 2019:



Jonathon Douglas Coleman

STATE OF UTAH
COUNTY OF SALT LAKE

The foregoing instrument was acknowledged before me on 18 November, 2019 by **Jonathon Douglas Coleman** who is personally known to me or has produced DRIVERS LICENSE as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



Notary Public

This instrument prepared by:

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

