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3/11/2020 10:24:00 AM \$40.00  
Book - 10908 Pg - 3134-3135  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
FIRST AMERICAN TITLE  
BY: eCASH, DEPUTY - EF 2 P.

Recording Requested by:  
First American Title Insurance Company  
215 South State Street, Suite 280  
Salt Lake City, UT 84111  
(801)578-8888

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
Kevin Childs  
12621 East Old Stage Road  
Salt Lake City, UT 84121

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

## WARRANTY DEED

Escrow No. **023-6031230 (CP)**  
A.P.N.: **24-26-126-007-0000**

**Edward S. Smart**, Grantor, of **Salt Lake City, Salt Lake County, State of UT**, hereby CONVEY AND WARRANT to

**Kevin Childs and Alisa Childs, husband and wife as joint tenants**, Grantee, of **Salt Lake City, Salt Lake County, State of UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt Lake County, State of Utah**:

### PARCEL 1:

**BEGINNING AT A POINT WHICH IS SOUTH 74°57' EAST 348.3 FEET, AND SOUTH 48°17' EAST 2437.5 FEET, AND NORTH 29°8' EAST 459 FEET FROM THE NORTHWEST CORNER OF SECTION 26, TOWNSHIP 2 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE NORTH 29°8' EAST 155.74 FEET; THENCE NORTH 48°17' WEST 187.5 FEET; THENCE SOUTH 29°8' WEST 194.74 FEET, MORE OR LESS TO A ROAD; THENCE EASTERLY ALONG SAID ROAD 185 FEET MORE OR LESS TO THE POINT OF BEGINNING.**

### PARCEL 2:

**LOT 2, MINNIE NR SUBDIVISION, IN SECTION 26, TOWNSHIP 2 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**BEGINNING AT A POINT IN THE CENTER OF THE MILL F EAST FORK CREEK, WHICH POINT IS 348.3 FEET SOUTH 74°57' EAST AND 2437.5 FEET SOUTH 48°17' EAST AND 207.00 FEET, MORE OR LESS, NORTH 29°08' EAST FROM THE NORTHWEST CORNER OF SECTION 26, TOWNSHIP 2 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE NORTH 29°08' EAST 252.00 FEET, MORE OR LESS, TO THE CENTER OF AN EXISTING ROAD; THENCE ALONG SAID ROAD CENTERLINE NORTHWESTERLY 185.00 FEET, MORE OR**

LESS (BY SURVEY NORTH 60°27'15" WEST 183.01 FEET), TO A POINT WHICH IS 140 FEET, MORE OR LESS, NORTH 29°08' EAST FROM THE CENTER OF SAID MILL F EAST FORK CREEK; THENCE SOUTH 29°08' WEST 140 FEET TO THE CENTER OF SAID CREEK; THENCE SOUTH 28°58'47" EAST 215.52 FEET ALONG SAID CREEK TO THE POINT OF BEGINNING.

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2019 and thereafter.

Witness, the hand(s) of said Grantor(s), this February 28, 2020.

Edward S Smart  
Edward S. Smart

STATE OF Utah )  
County of Salt Lake ) ss.

On February 28, 2020, before me, the undersigned Notary Public, personally appeared **Edward S. Smart**, 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.

Carol Paul  
Notary Public

My Commission Expires:

