

Mail Recorded Deed and Tax Notice To:
Nicholas Gonzales
3475 East Santa Rosa Avenue
Millcreek, UT 84109

13292895
6/9/2020 11:19:00 AM \$40.00
Book - 10957 Pg - 6514-6516
RASHELLE HOBBS
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 3 P.



File No.: 125995-JHM

WARRANTY DEED

Nicholas Gonzales, a married man

GRANTOR(S) of Millcreek, State of Utah, hereby Conveys and Warrants to

Nicholas Gonzales and Alia Gonzales, husband and wife as joint tenants

GRANTEE(S) of Millcreek, State of Utah


for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 16-26-480-006 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2020 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

Dated this 3rd day of June, 2020.



Nicholas Gonzales

STATE OF UTAH

COUNTY OF SALT LAKE

The foregoing instrument was acknowledged before me this 3rd day of June, 2020 by Nicholas Gonzales.



Notary Public

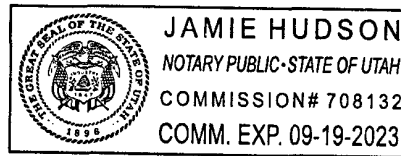


EXHIBIT A
Legal Description

All of Lot 8, EL SERRITO SUBDIVISION, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.

LESS AND EXCEPTING that part of Lot 8, El Serrito that portion deeded to County Water Systems, Inc., in that Quit Claim Deed recorded April 24, 1956 as Entry No. 1480212 in Book 1303 at Page 243 of official records and more particularly described as follows:

Beginning at the Southeast corner of said Lot 8, El Serrito Subdivision and running thence North along the East side of said lot to the Northeast corner thereof; thence Westerly along the North side of said lot to the Northwest corner thereof; thence Southeasterly to the Southeast corner of said lot, or to the point of beginning.

ALSO LESS AND EXCEPTING THEREFROM that portion deeded to The State Road Commission of Utah, by Warranty Deed recorded March 11, 1964 as Entry No. 1985165, being more particularly described as follows:

A parcel of land in fee for a freeway known as Highway Project No. 02-3 being part of an entire tract of property, situated in Lot 8, of El Serrito Subdivision, also being in Lot 38 of Pleasant View Park in the Southeast quarter of the Southeast quarter of Section 26, Township 1 South, Range 1 East, Salt Lake Base and Meridian. The boundaries of said parcel of land are described as follows:

Beginning at the Northwest corner of said Lot 8 and running thence South 26°21'54" West 39.06 feet along the Westerly line of said Lot 8; thence South 68°31'55" East 84.40 feet; thence North 42°53'20" West 89.92 feet along the Northeasterly boundary line of said entire tract of property to the point of beginning as shown on the official map of said project on file in the office of the State Road Commission of Utah.