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6/15/2021 10:38:00 AM \$40.00
Book - 11190 Pg - 9570
RASHELLE HOBBS
Recorder, Salt Lake County, UT
METRO NATIONAL TITLE
BY: eCASH, DEPUTY - EF 1 P.

Mail Tax notice to:
Grantee
491 East Monte C Court
Salt Lake City, UT 84115
MNT File No.: 85865
Tax ID No.: 16-31-255-015

WARRANTY DEED

Bal B. Karki and Buddhi Karki, as joint tenants

GRANTOR of Utah, State of Utah, hereby CONVEYS and WARRANTS TO:

Gopal Khatiwada and Maya Devi Rizal, Husband and Wife as Joint Tenants

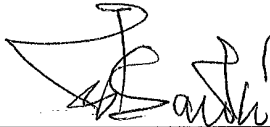
GRANTEE of 491 East Monte C Court, Salt Lake City, UT 84115 for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Salt Lake County, State of Utah:

Lot 2, Monte's P.U.D., according to the official plat thereof on file and of record in the Salt Lake County Recorder's Office.

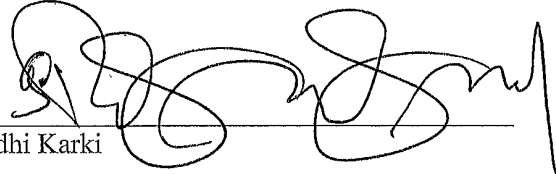
Together with the private right of way for ingress and egress over and across Monte C. Court (3780 South) as shown on the official recorded plat thereof.

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

WITNESS, the hand(s) of said grantor(s), 14th day of June, 2021.



Bal B. Karki

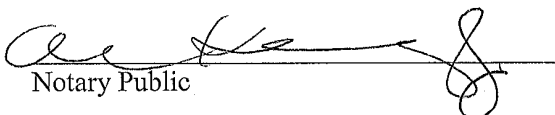


Buddhi Karki

State of Utah

County of Salt Lake)ss:

On this date, June 14, 2021, personally appeared before me Bal B. Karki and Buddhi Karki, the signer(s) of the within instrument, who duly acknowledged to me that they/he/she executed the same.



Notary Public

