

Recorded at the Request of
Angela E. Atkin, Esq.
Ray Quinney & Nebeker P.C.
PO Box 45385
Salt Lake City, UT 84145-0385

13731238
7/30/2021 9:39:00 AM \$40.00
Book - 11214 Pg - 2572
RASHELLE HOBBS
Recorder, Salt Lake County, UT
RAY QUINNEY & NEBEKER
BY: eCASH, DEPUTY - EF 1 P.

Mail Tax Notice to:
Beth J. Ranschau, Trustee
2190 S. Wyoming Street
Salt Lake City, Utah 84109

Parcel No.: 16-22-203-031-0000

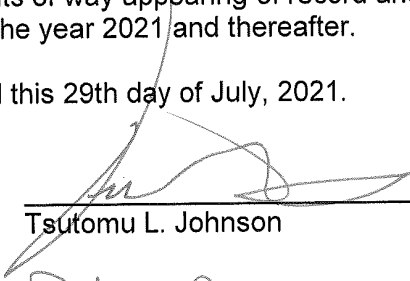
SPECIAL WARRANTY DEED

Tsutomu L. Johnson and Beth Ranschau, husband and wife as joint tenants, Grantors, hereby CONVEY AND WARRANT against all claiming by, through or under Grantors, to Beth J. Ranschau, or her successor, as Trustee of "The Beth Ranschau Trust," dated July 29, 2021, Grantee, of 2190 S. Wyoming Street, Salt Lake City, Utah 84109, for the sum of Ten and No/100 Dollars and other good and valuable consideration, the following described tract of land in Salt Lake County, Utah:

Lot 3, Block G, COUNTRY CLUB HEIGHTS PLAT "A", according to the official plat thereof, recorded in the office of the Salt Lake County Recorder.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and equity and general property taxes for the year 2021 and thereafter.

WITNESS the hand of said Grantors dated this 29th day of July, 2021.



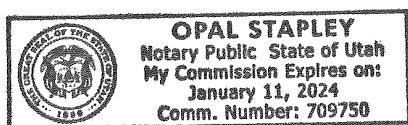
Tsutomu L. Johnson



Beth Ranschau

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 29th day of July, 2021, by Tsutomu L. Johnson and Beth Ranschau.





Notary Public 1566034