

AFTER RECORDING RETURN TO:
Mortgage Connect, LP
600 Clubhouse Drive
Moon Township, PA 15108
File No. 2012187

13868024 B: 11293 P: 6283 Total Pages: 3
01/12/2022 10:53 AM By: dhummel Fees: \$40.00
QCD- QUIT CLAIM DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: MORTGAGE CONNECT LP - VENDOR ID 38044
600 CLUBHOUSE DRCORAOPOLIS, PA 151083195

This document prepared by:
Frank P. Dec, Esq.
8940 Main St.
Clarence, NY 14031
866-333-3081

ParcelID No.: 22-14-352-007-0000

QUIT CLAIM DEED

THIS DEED made and entered into on this 10 day of JAN., 2022, by and between **Carl Lesueur and Athelia Lesueur, husband and wife, as joint tenants**, a mailing address of 6190 S Holladay Blvd, Cottonwood Heights, UT 84121, hereinafter referred to as Grantor(s) and **6190 Holladay L.L.C.**, a mailing address of 6190 S Holladay Blvd, Cottonwood Heights, UT 84121, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Salt Lake County, Utah:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 6190 S Holladay Blvd, Cottonwood Heights, UT 84121

Prior instrument reference: Book 10361, Page 5215, Recorded: 09/15/2015

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

Dated this 10 day of JANUARY, 2022.

[Signature]
Carl Lesueur

[Signature]
Athelia Lesueur

STATE OF UTAH
COUNTY OF SALT LAKE

On the 10 day of JAN, A.D. 2022, personally appeared before me Carl Lesueur and Athelia Lesueur the signer(s) of the within instrument, who duly acknowledged to me that he/she/they executed the same.

[Signature]
Notary Public

Print Name: LAWRIE GREENE

My commission expires: 3/29/2023



No title exam performed by the preparer. Legal description and party's names provided by the party.

EXHIBIT A
LEGAL DESCRIPTION

The following described tract(s) of land in Salt Lake County, State of Utah:

Commencing on the section line in the center of Big Cottonwood Creek at a point 481 feet East from the Southwest corner of Section 14, Township 2 South, Range 1 East, Salt Lake Base and Meridian; and running thence South 89° 59' East along said section line 383.8 feet to the West side of a county road; thence North 0° 09' West along said County Road 157 feet; thence North 89° 59' West 501.8 feet, more or less, to the Knudsen and Bagley tract of land; thence South 92 feet to a point in the center of said Big Cottonwood Creek, thence Southeasterly along center of creek 130 feet more or less to the place of beginning.

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Property commonly known as: 6190 S Holladay Blvd, Cottonwood Heights, UT 84121