

Vanguard Title Insurance Agency
Mail Tax Notices to Grantee and
WHEN RECORDED RETURN TO:
Erika Michelle Morgan and Whitaker James Morgan
3545 E Avondale Drive
Cottonwood Heights, UT 84121
File No.: 74998-TU

13944373 B: 11334 P: 9229 Total Pages: 2
05/02/2022 03:14 PM By: zjorgensen Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: VANGUARD TITLE INSURANCE AGENCY, LLC - UNION PA
6925 S UNION PARK CTR STE 400MIDVALE, UT 840476001

WARRANTY DEED

GRANTOR(S): **Natalie Richards Woodbury and Fredrick Froerer III, Successor Trustees of The Richards Family Trust dated September 5, 2018**

hereby CONVEY(S) and WARRANT(S) to:

GRANTEE(S): **Erika Michelle Morgan and Whitaker James Morgan, as joint tenants**

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Salt Lake County, State of UTAH:**

LOT 122 SHERWOOD HILLS NO 1, according to the Official Plat thereof, on file and of record in the Office of the Salt Lake County Recorder.

ALSO commencing at the Northeast corner of said Lot 122, thence South 77°40'50" West 114.08 FT, thence North 0°03'40" West 10 Feet; thence North 83°40'10" East 112.38 Feet TO BEGINNING .

Tax Parcel No.: 22-25-356-009

SUBJECT TO County Taxes and Assessments not delinquent, Easements, Rights of Way, Covenants, Conditions and Restrictions now of record

WITNESS, the hand(s) of said Grantor(s), EXECUTED this 22 day of April, 2022.

Richards Family Trust dated September 5, 2018

BY: Natalie Richards Woodbury
Natalie Richards Woodbury
Successor Trustee

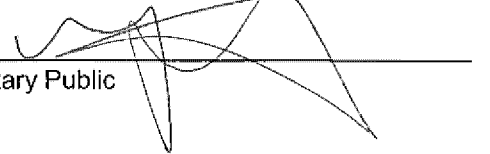
BY: Fredrick Froerer III
Fredrick Froerer, III
Successor Trustee

State of Utah)
)ss.

County of Salt Lake)

On this 26 day of April, 2022, personally appeared before me Natalie Richards Woodbury and Fredrick Froerer III, Successor Trustees of The Richards Family Trust dated September 5, 2018, the signer(s) of the above instrument, who duly acknowledged to me that he/she/they, executed the same.

Witness my hand and official seal.



Notary Public

