

14012257 B: 11370 P: 6197 Total Pages: 4  
09/07/2022 12:18 PM By: dsalazar Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: BRADY R PIERCE  
6379 W CRIMSON VIEW DR STE 103 SOUTH JORDAN, UT 84009



**WHEN RECORDED MAIL TO:**  
Brady R. Pierce  
6379 West Crimson View Dr., Ste. 103  
South Jordan, Utah 84009

**TAX STATEMENTS/NOTICES TO BE MAILED TO:**  
Keith Alexander Short and Staci Short  
1017 East 13200 South  
Draper, Utah 84020

### QUITCLAIM DEED

For ten dollars and other valuable consideration, DEREK A. COULTER, grantor, of Midway, Utah, hereby conveys and quitclaims to KEITH ALEXANDER SHORT and STACI SHORT, as Joint Tenants, grantees, the following described property located in Salt Lake County, State of Utah, and is further described as following described real estate located at 1017 E. 13200 S., Draper, Utah 84020:

BEG 550.67 FT S & 66.42 FT W M OR L FR CEN SEC 32, T 3S, R 1E, S L M; N 86°05'40" W 105.5 FT, M OR L; S 2°31'12" W 650.985 FT, M OR L TO CEN OF STREET; S 89°45'40" E 106.4 FT; N 2°29'20" E 644.575 FT, M OR L TO BEG. LESS STREET. 1.5 AC M OR L. 2938-47. 6830-1894 7452-1987, 1995


Parcel No. 28-32-327-016-0000.

Less the following described parcel located along the southern border of the above-described parcel to the center of 13200 S. previously conveyed to Draper City:

Beginning at a point which lies South 1164.45 feet and West 100.33 feet from the Center of Section 32, Township 3 South, Range 1 East, Salt Lake Base and Meridian, thence South 2 deg 52'04" West 18.54 feet; thence North 88 deg 02'24" West 17.06 feet; thence North 88 deg 56'29" West 25.17 feet; thence 89 deg 48'47" West 24.84 feet; thence North 89 deg 42'32" West 24.42 feet; thence North 89 deg 54'07" West 14.88 feet; thence N 2 deg 53'56" East 18.78 feet; thence South 89 deg 11'01" East 106.37 feet; thence feet to the point of beginning. Comprising 1,950.88 square feet

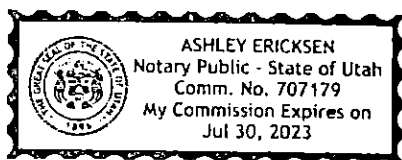
This Deed replaces a previously executed Quitclaim Deed, notarized on June 22, 2020, which was not recorded, which is attached as Exhibit "A". This Deed also clarifies the Grantee(s), and supersedes the June 22, 2020 Quitclaim Deed.

Executed this 18<sup>TH</sup> day of August, 2022.

  
\_\_\_\_\_  
Derek A. Coulter, Grantor

State of Utah            )  
  :SS  
County of Salt Lake    )

On this 18<sup>th</sup> day of August, 2022, personally appeared before me Derek A. Coulter, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and acknowledged before me that he executed the same.



*Ashley Erickson*  
\_\_\_\_\_  
Notary Public

# EXHIBIT A

**WHEN RECORDED MAIL TO:**

Coulter Tateoka, P.C.  
11576 S. State St., Suite 503  
Draper, UT 84020

**QUITCLAIM DEED**

For ten dollars and other valuable consideration, DEREK A. COULTER, grantor, of Draper, Utah, hereby conveys and quitclaims to ALEX SHORT, grantee, the following described property located in Salt Lake County, State of Utah, and is further described as following described real estate located at 1017 E. 13200 S., Draper, Utah 84020:


BEG 550.67 FT S & 66.42 FT W M OR L FR CEN SEC 32, T 3S, R 1E, S L M; N 86°05'40" W 105.5 FT, M OR L; S 2°31'12" W 650.985 FT, M OR L TO CEN OF STREET; S 89°45'40" E 106.4 FT; N 2°29'20" E 644.575 FT, M OR L TO BEG. LESS STREET. 1.5 AC M OR L. 2938-47. 6830-1894 7452-1987, 1995

Parcel No. 28-32-327-016-0000.

Less the following described parcel located along the southern border of the above described parcel previously conveyed to Draper City:

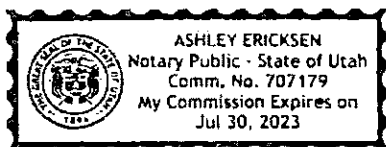
Beginning at a point which lies South 1164.45 feet and West 100.33 feet from the Center of Section 32, Township 3 South, Range 1 East, Salt Lake Base and Meridian, thence South 2 deg 52'04" West 18.54 feet; thence North 88 deg 02'24" West 17.06 feet; thence North 88 deg 56'29" West 25.17 feet; thence 89 deg 48'47" West 24.84 feet; thence North 89 deg 42'32" West 24.42 feet; thence North 89 deg 54'07" West 14.88 feet; thence N 2 deg 53'56" East 18.78 feet; thence South 89 deg 11'01" East 106.37 feet; thence feet to the point of beginning. Comprising 1,950.88 square feet

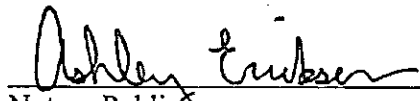
Executed this 22<sup>nd</sup> day of June, 2020.

  
\_\_\_\_\_  
Derek A. Coulter, Grantor

State of Utah            )  
                                  :SS  
County of Salt Lake    )

On this 22<sup>nd</sup> day of June, 2020, personally appeared before me, Derek Coulter, the signer of this instrument, who duly acknowledged before me that he executed the same.



  
\_\_\_\_\_  
Ashley Erickson  
Notary Public