

Recording Requested by:

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
OSCAR VICTOR GARCIA, JR  
164 E Spencer Peak Way #A1  
Draper, UT 84020

14027218 B: 11378 P: 1216 Total Pages: 2  
10/07/2022 02:32 PM By: Mwestergard Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: FIRST AMERICAN TITLE  
215 S STATE ST SUITE 280 SALT LAKE CITY, UT 84111

SPACE ABOVE THIS LINE (3 1/4" X 5") FOR RECORDER'S USE

## WARRANTY DEED

Escrow No. **880-6238108 (ddd)**  
A.P.N.: **28-30-180-001-0000**

**OSCAR VICTOR GARCIA, JR AND PAOLA GARCIA FKA PAOLA CHAVEZ**, Grantor, of **Draper, Salt Lake** County, State of **UT**, hereby CONVEY AND WARRANT to

**OSCAR VICTOR GARCIA, JR AND PAOLA GARCIA, HUSBAND AND WIFE, AS JOINT TENANTS**, Grantee, of **Draper, Salt Lake** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt Lake** County, State of **Utah**:

**UNIT NO. 1, BUILDING "A", CONTAINED WITHIN THE DRAPER PEAKS CONDOMINIUMS PHASE 1, A CONDOMINIUM PROJECT AS THE SAME IS IDENTIFIED IN THE RECORD OF SURVEY MAP RECORDED ON NOVEMBER 2, 2004 IN SALT LAKE COUNTY, AS ENTRY NO. 9214111, IN BOOK 2004P, AT PAGE 325 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED) AND IN THE DECLARATION RECORDED IN SALT LAKE COUNTY, AS ENTRY NO. 9214131 IN BOOK 9056 AT PAGE 5344 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED).**

**TOGETHER WITH THE APPURTENANT UNDIVIDED INTEREST IN SAID PROJECT'S COMMON AREAS AS ESTABLISHED IN SAID DECLARATION AND ALLOWING FOR PERIODIC ALTERATION BOTH IN THE MAGNITUDE OF SAID UNDIVIDED INTEREST AND IN THE COMPOSITION OF THE COMMON AREAS AND FACILITIES TO WHICH SAID INTEREST RELATES.**

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2022 and thereafter.

Witness, the hand(s) of said Grantor(s), this <sup>October</sup> ~~SEPTEMBER~~ 1, 2022.

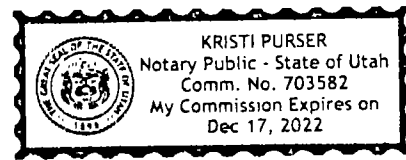
*Oscar Victor Garcia, Jr*  
**OSCAR VICTOR GARCIA, JR**

*Paola Garcia FKA Paola Chavez*  
**PAOLA GARCIA FKA PAOLA CHAVEZ**

STATE OF Utah )  
 COUNTY OF Salt Lake )  
 )  
 )

On Oct 1, 2022, personally appeared before me, **OSCAR VICTOR GARCIA, JR AND PAOLA GARCIA FKA PAOLA CHAVEZ**, the signer of the within instrument, who duly acknowledged to me that he executed the same.

*Kristi Purser*  
 Notary Public  
Kristi Purser  
 (Printed Name)  
 My Commission expires: Dec. 17. 2022



{Seal or Stamp}