

WHEN RECORDED RETURN TO:

Norbert Charles Sinnott
3134 E. Nordic Drive
Cottonwood Heights, Utah 84093

22-35-327-006

RESPA

SPECIAL WARRANTY DEED

Debbie Gay Henley, **GRANTOR**, hereby **CONVEY(S) AND WARRANT(S)** against all those claiming by, through or under it to Norbert Charles Sinnott, **GRANTEE**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Salt Lake County, State of Utah described as follows:

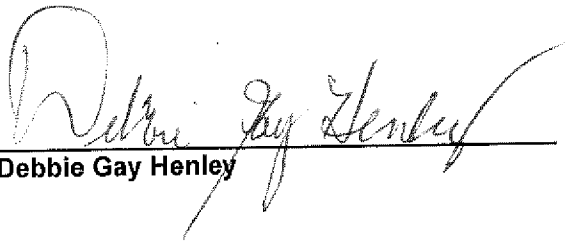
SEE EXHIBIT "A" ATTACHED HERETO

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

COURTESY RECORDING

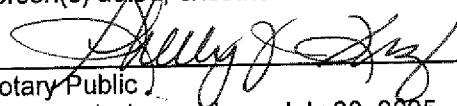
This document is being recorded solely as a courtesy and an accommodation to the parties named therein. HIGHLAND TITLE AGENCY hereby expressly disclaims any responsibility or liability for the accuracy of the content thereof.

WITNESS, the hand of said grantor this 14th day of August, 2023.


Debbie Gay Henley

State of Utah
County of Salt Lake

On this 14 day of August, 2023, personally appeared before me, the undersigned Notary Public, personally appeared Debbie Gay Henley, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.


Notary Public
My commission expires: July 23, 2025

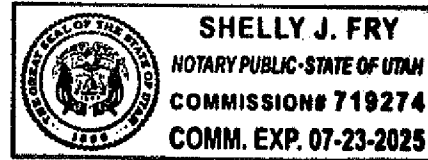


EXHIBIT "A"

Unit 3-A, in Building 3, as shown in the Record of Survey Map for SCANDIA VILLAGE CONDOMINIUMS PHASE ONE, appearing in the Records of the County Recorder of Salt Lake County, State of Utah, in Book 7408 at Page 125 of Plats, and as defined in the Amended Declaration of Condominiums for Scandia Village Condominiums, Phase One, appearing in such Records in Book 3647 at Page 87 of official records. Together with the appurtenant undivided interest in the common areas and facilities, as the same may be identified and established in said Declaration according to the Official Plat thereof, recorded in the Office of the County Recorder, County of Salt Lake, State of Utah.

Less and Excepting therefrom any portion of the common areas conveyed by that certain Warranty Deed, recorded August 13, 1982, as Entry No. 3702369, in Book 5403, at Page 282, Salt Lake County Recorder.