

14211775 B: 11475 P: 6238 Total Pages: 3
03/04/2024 02:54 PM By: Jattermann Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: ADAM SEAMONS
425 W 200 N UNIT 105 SALT LAKE CITY, UT 84103



AFTER RECORDING RETURN TO:
GODEEDS, INC.

Attn: LegalZoom Dept.
8940 Main Street
Clarence, NY 14031
File No. 572058830-81224242

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

Tax ID No.: 22-14-477-004

QUIT CLAIM DEED

THIS DEED made and entered into on this 29th day of Feb, 2024, by and between Valerie Seamons, a married woman, joined in execution by her spouse, Ronald Adam Seamons, a mailing address of 425 W. 200 N. Unit 105 Salt Lake City, UT 84103, hereinafter referred to as Grantor(s) and AVS Built, a mailing address of PO BOX 10247, Kalispell, MT 59904, 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: 6078 South Heughs Canyon Way, Holladay, UT 84121

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

Prior instrument reference: Document Number: 13794752, Recorded: 10/08/2021

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.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Valerie Seamons
Valerie Seamons

R. Adam Seamons
Ronald Adam Seamons

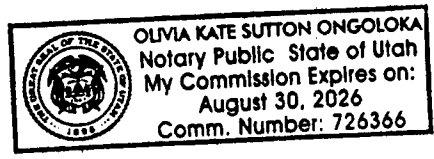
STATE OF Utah
COUNTY OF SALT LAKE

On the 29th day of February, A.D. 2024, personally appeared before me Valerie Seamons and Ronald Adam Seamons the signer of the within instrument, who duly acknowledged to me that he/she executed the same.

Olivia Kate Sutton Ongoloka
Notary Public

My commission expires 9/30/26

Residing in Utah



**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 9, HEUGHS CANYON PLAT "A", according to the official plat thereof as recorded in the office of the Salt Lake County Recorder.

APN: 22-14-477-004

PROPERTY COMMONLY KNOWN AS: 6078 South Heughs Canyon Way, Holladay, UT 84121