

14212770 B: 11476 P: 1335 Total Pages: 2
03/06/2024 01:56 PM By: adavis Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: LAW FIRM OF ERIK C PAULSEN LLC
8494 S 700 E, STE 150 SANDY, UT 84070

WHEN RECORDED, MAIL TO:

Erik C. Paulsen, LLC
8494 South 700 East, Suite 150
Sandy, Utah 84070



MAIL TAX NOTICES TO:

3228 E. Thoroughbred Lane
Boise, Idaho 83716

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is given by Jaelynn Williams, as trustee of THE MARSHA CLEONE CURTIS TRUST, dated October 14, 2015, with a current address of 1393 E. South Temple, Salt Lake City, Utah 84102 (as "Grantor"), to MARSHALJAY CURTIS and JULIE KAY CURTIS, as Joint Tenants with Full Rights of Survivorship, both with an address of 3228 E. Thoroughbred Lane, Boise, Idaho 83716 (collectively referred to as "Grantee").

For valuable consideration, Grantor hereby conveys and warrants only as against all claiming by, through or under it to Grantee certain real estate situated in Salt Lake County, State of Utah, more particularly described on Exhibit A, attached hereto.

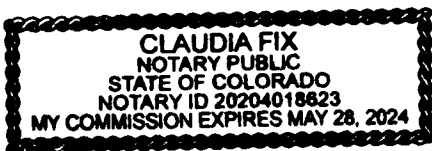
DATED effective as of ~~December~~ February 5, 2024.

THE MARSHA CLEONE CURTIS TRUST
dated October 14, 2015

By: *Jaelynn Williams*
Jaelynn Williams, Trustee

COLORADO
STATE OF ~~UTAH~~)
ARAPAHOE)
COUNTY OF ~~SALT LAKE~~)

On ~~December~~ February 5, 2024, before me, the undersigned notary, personally appeared by Jaelynn Williams, as trustee of THE MARSHA CLEONE CURTIS TRUST, dated October 14, 2015, who is personally known to me, or satisfactorily proved to be the person whose name is signed on the preceding deed, and acknowledged to me that it was voluntarily signed for its stated purpose.



Claudia Fix
NOTARY PUBLIC
My Commission expires: May 28, 2024

EXHIBIT A

UNIT 101, BUILDING O, SADDLEBROOK CONDOMINIUM, amending part of Lot C, South Herriman, as the same identified in the recorded survey map in Salt Lake County, Utah, as Entry No. 12847635 in Book 2018P and Page 315, (as said record of Survey Map, may have heretofore been amended or supplemented) and in the Declaration of Condominium recorded in Salt Lake County, Utah, as Entry No. 12709696 in Book 10644 and Page 2066 (as said Declaration may have heretofore been amended or supplemented).

TOGETHER WITH the undivided percentage ownership interest in the Common Areas and Facilities appurtenant to such Units, subject to the covenants, conditions, restrictions, limitations and easements set forth in Declaration of Condominium recorded in Salt Lake County, Utah, as Entry No. 12709696 in Book 10644 and Page 2066 (as said Declaration may have heretofore been amended or supplemented).

PARCEL NO. 33-07-427-189-0000