14259831 B: 11502 P: 1013 Total Pages: 1
07/02/2024 12:21 PM By: zjorgensen Fees: $40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: TITLE GUARANTEE - RIVER PARK
10757 S RIVER FRONT PKWY STE 1SOUTH JORDAN, UT 840953521

FULL RECONVEYANCE

TITLE GUARANTEE, LLC, a title insurance agency, as Trustee of that certain **TRUST DEED** dated May 1, 2020, in which the TRUSTOR is 2088 Legend Creek, LLC, and Truewealth Realty, LLC, and the BENEFICIARY is Epic Memories, LLC, which recorded May 1, 2020, as Entry No.13260281, in Book 10937, at Page 7472,pursuant to written request from the Beneficiary thereunder, does hereby reconvey, without warranty, to the person or persons entitled thereto, the trust property now held by it as Trustee under said Trust Deed, which Trust Deed covers real property situated in **Salt Lake** County, Utah described as follows:

Beginning at a point on the East line of 23rd East Street, said point being East 54.90 feet and South 00°30'30" West 357.52 feet from the Center of Section 27, Township 1 South, Range 1 East, Salt Lake Base and Meridian and running thence South 85°45' East 239.52 feet; thence South 00°30'30" West 69.77 feet; thence North 85°34' West 100.00 feet; thence South 00°30'30" West 21.0 feet; thence North 85°34' West 139.57 feet to the East line of 23rd East Street; thence North 00°30'30" East along said East line 90.0 feet to the point of beginning.

Situated in Salt Lake County, State of Utah.

Tax Serial No. 16-27-401-012

Property Address: 3125-3131 South 2300 East, Salt Lake City, UT 84109

TITLE GUARANTEE, LLC, A TITLE INSURANCE AGENCY

BY: _____
Rick Smith, Authorized Signer

STATE OF UTAH)
)SS
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 2 day of July 2021, by RICK SMITH the Authorized signer for TITLE GUARANTEE, LLC, A UTAH TITLE INSURANCE AGENCY, who duly acknowledged to me that said instrument was executed by authority.

_____
Notary Public

LAURIE LUND
NOTARY PUBLIC- STATE OF UTAH
COMMISSION # 735564
Comm. Expires: 02-12-2028