WHEN RECORDED MAIL TO: 11845 S 700 E, Suite 105 Draper, UT 84020

Tax ID: 08-26-180-013

Property Address: 1130 N Taffeta Dr, Salt Lake City, UT 84116

14292608 B: 11520 P: 6411 Total Pages: 1 09/25/2024 03:40 PM By: tpham Fees: \$40.00 Rashelle Hobbs, Recorder, Salt Lake County, Utah Return To: REI TITLE, LLC

234 E 2100 SSALT LAKE CITY, UT 841152140

WARRANTY DEED

UTAH FIDUCIARIES, LLC AS TRUSTEE OF THE TAFFETA DRIVE TRUST U/A/D 04/17/2024, Grantor, hereby CONVEYS and WARRANTS to

UTAH HOME ADVISORS, LLC, Grantee,

for the sum of Ten Dollars (\$10.00) and other good and valuable considerations the following described tract of land in SALT LAKE County, State of Utah, to wit:

LOT 31, ROSE PARK PLAT M, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.

SUBJECT TO taxes and assessments not delinquent, reservations, restrictions, easements and rights of way if record.

WITNESS the hand of said grantor, this 25day of September, 2024

Gina Guthrie, Manager

FOR: UTAH FIDUCIARIES, LLC AS TRUSTEE OF THE TAFFETA DRIVE TRUST U/A/D 04/17/2024

STATE OF UTAH

:ss

COUNTY OF SALT LAKE

On the 25 day of September 2024, personally appeared before me Gina Guthrie, Manager for UTAH FIDUCIARIES, LLC AS TRUSTEE OF THE TAFFETA DRIVE TRUST U/A/D 04/17/2024 the signer of the within instrument, who duly acknowledged to me that executed the same.

NOTARY PUBLIC - STATE OF UTAH COMMISSION# 723860 COMM. EXP. 03-29-2026

ACCOMMODATION RECORDING ONLY REI TITLE ASSUMES NO LIABILITY IN CONNECTION WITH THE RECORDING OF THIS DOCUMENT