

14298706 B: 11524 P: 2409 Total Pages: 2  
10/10/2024 09:11 AM By: csummers Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: FIRST AMERICAN - PARK CITY  
1755 PROSPECTOR AVE SUITE 200 PARK CITY, UT 84060

Recording Requested by:  
First American Title Insurance Company  
1755 Prospector Avenue, Suite 200  
Park City, UT 84060  
(435)655-6800

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
The Rick J. Klein Lifetime Trust  
1495 W. Lake Front Ct.  
Park City, UT 84098

*SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE*

## **SPECIAL WARRANTY DEED**

Escrow No: **041-6330186 (MCM)**  
A.P.N.: **16-08-251-057-0000**

**CAMARLOT INVESTMENTS LLC**, Grantor, hereby CONVEYS AND WARRANTS only as against all claiming by, through or under it to

**Rick J. Klein, Trustee of The Rick J. Klein Lifetime Trust, dated the 10th day of January, 2004**, Grantee, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt Lake** County, State of **Utah**:

**The basis of bearing for this description is North 89°27'58" West between the found street monument at the intersection of 800 South and McClelland Street and the found street monument at the intersection of 800 South and 900 East street.**

**Beginning at a point on the Southerly right of way line of 800 South street, said point being North 89°28'39" West 160.00 feet along said Southerly right of way line from the Northeast corner of Block 8, FREMONT HEIGHTS SUBDIVISION plat recorded as C-143 in the official records of the Salt Lake County Recorders office, said point also being South 00°36'00" West 68.20 feet along the monument line and North 89°28'39" West 193.00 feet from the found brass cap monument at the intersection of 800 South and McClelland streets and running thence South 00°34'47" West 110.10 feet; thence North 89°25'13" West 66.09 feet to the East line of the Salt Lake City corporation property being Parcel Number 16-08-251-003; thence along said East line the following three (3) courses: 1) North 13°43'00" West 33.52 feet; 2) North 89°25'13" West 20.54 feet; 3) North 00°34'47" East 78.33 feet to the South right of way line of 800 South street; thence along said South right of way line the following**

3 courses: 1) South 89°28'35" East 0.60 feet; 2) South 00°32'02" West 0.80 feet; 3) South 89°28'39" East 94.30 feet to the Point of Beginning.

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2024 and thereafter.

Witness, the hand(s) of said Grantor(s), this October 8, 2024 .

CAMARLOT INVESTMENTS LLC

[Signature]  
By: Rick J. Klein, Manager

STATE OF Utah )  
County of Summit ) ss.

On October 8, 2024, before me, the undersigned Notary Public, personally appeared **Rick J. Klein, Manager of CAMARLOT INVESTMENTS LLC**, 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 to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that 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.

WITNESS my hand and official seal.

[Signature]  
Notary Public

My Commission Expires:  
3/23/26

