

Mail Recorded Deed & Tax Notice To:  
Julie M. Earnshaw  
5502 North Valley View Road  
Lehi, UT 84043



File No.: 166511-LKP

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## WARRANTY DEED

Julie M. Earnshaw

**GRANTOR(S)** of Lehi, State of Utah, hereby Conveys and Warrants to

MANDELIN Enterprises LLC, a Utah Limited Liability Company

**GRANTEE(S)** of Lehi, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

Lot 96, HIDDEN CANYON PLAT B, a Residential Subdivision, according to the official plat thereof as recorded in the office of the Utah County Recorder.

**TAX ID NO.:** 41-926-0096 (for reference purposes only)

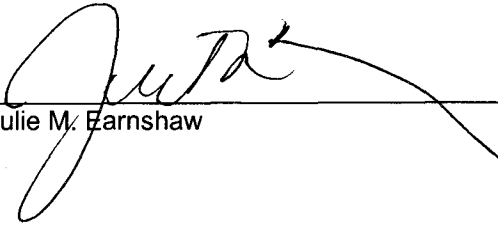
**SUBJECT TO:** Property taxes for the year 2023 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signature on following page]*

### COURTESY RECORDING ONLY

Cottonwood Title disclaims any liability as to the condition of title and as to the content, validity, or effects of this document.

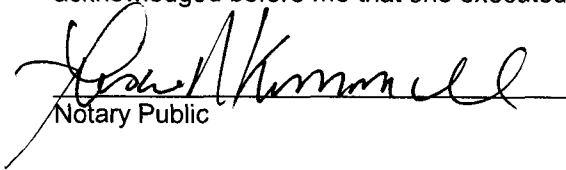
Dated this 7 day of March, 2023.

  
Julie M. Earnshaw

STATE OF UTAH

COUNTY OF SALT LAKE

On this 7 day of March, 2023, before me, personally appeared Julie M. Earnshaw, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same.

  
Notary Public

