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ENT 159948:2020 PG 1 of 1
JEFFERY SMITH
UTAH COUNTY RECORDER
2020 Oct 14 11:55 am FEE 40.00 BY HA
RECORDED FOR MARK K NELSON PC

WHEN RECORDED, MAIL TO:

JOHN KEVIN FINNEY
19447 176TH AVENUE NE
WOODINVILLE, WA. 98702

SPACE ABOVE FOR RECORDER'S USE

QUITCLAIM DEED

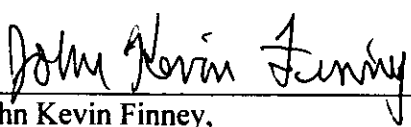
John Kevin Finney, of Woodinville, King County, State of Washington, as Personal Representative of the Estate of Audrey D. Finney and pursuant to Letters Testamentary entered October 1, 2020, in the Fourth Judicial District Court, Utah County, State of Utah, Case No. 203400768, Grantor, hereby QUITCLAIMS to JOHN KEVIN FINNEY, of Woodinville, King County, State of Washington, all right, title and interest in the following described real property located at 1343 South Avalon Drive, Springville, Utah County, State of Utah, 84663, and more particularly described as follows:

Legal Description:

LOT 84, PLAT "U", COTTAGES AT CAMELOT VILLAGE, A PLANNED DEVELOPMENT, AS SAID LOT IS IDENTIFIED IN THE PLAT OF SAID DEVELOPMENT, RECORDED IN UTAH COUNTY, UTAH, AS ENTRY NO. 28955:2005, AND AS MAP FILING NO. 10978, AND IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, RECORDED IN UTAH COUNTY, UTAH, ON NOVEMBER 9, 2001, AS ENTRY NO. 116559:2001, AND ANY AND ALL AMENDMENTS THERETO. TOGETHER WITH A RIGHT AND EASEMENT OF USE AND ENJOYMENT IN AND TO THE COMMON AREAS DESCRIBED, AND AS PROVIDED FOR, IN SAID DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS, WHICH INCLUDE, WITHOUT LIMITATION, AN EASEMENT FOR VEHICULAR INGRESS AND EGRESS OVER AND ACROSS SAID COMMON AREAS TO AND FROM SAID LOT.

Subject to all restrictions, easements, and rights of way of record and current property taxes.

WITNESS the hand of said grantor on this 5 day of October 2020.




John Kevin Finney,
Personal Representative,
Grantor

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On the 5 day of October 2020, personally appeared before me John Kevin Finney, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.

DANIELLE HAYWARD
Notary Public
State of Washington
My Appointment Expires
Jan 19, 2022



Notary Public