WHEN RECORDED MAIL TO: CAMERON R. ANDRUS 545 VALLEY VIEW DR UNIT 137 ST GEORGE, UT 84770

DOC ID 20190036156

Warranty Deed Page of 1
Russell Shirts Washington County Recorder
09/06/2019 02:00:03 PM Fee \$40.00 By WWEST
TITLE SERVICES - ST. GEORGE

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY RECORDED AT THE REQUEST OF INWEST TITLE SERVICES, INC. ORDER # 261153

WARRANTY DEED

RODNEY SEDGWICK AND VALERIE SEDGWICK

OF ST GEORGE, COUNTY OF WASHINGTON, STATE OF UT HEREBY CONVEY AND WARRANT TO

GRANTOR(S)

GRANTEE(S)

CAMERON R. ANDRUS and RYAN J. HOOVER, JOINT TENANTS

OF ST GEORGE, COUNTY OF WASHINGTON, STATE OF UT
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,
THE FOLLOWING DESCRIBED TRACT OF LAND IN WASHINGTON COUNTY STATE OF UT:

(SG-PKGV-137)

ALL OF LOT 137 2ND AMENDED PLAT OF THE PARK AT GREEN VALLEY - PHASE 1 & 2, A PLANNED RESIDENTIAL DEVELOPMENT, ACCORDING TO THE OFFICIAL PLAT AND THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN BOOK 265, AT PAGES 535-561, AND AMENDMENTS THERETO, ON FILE IN THE OFFICE OF THE RECORDER OF WASHINGTON COUNTY, STATE OF UTAH.

SUBJECT TO EASEMENTS, RESTRICTIONS, ENCUMBRANCES AND RIGHTS OF WAY OF RECORD, AND TAXES FOR THE YEAR 2019 AND THEREAFTER.

WITNESS, THE HAND(S) OF SAID GRAWTOR(S), THIS 5TH DAY OF SERVEMBER, 2019.

RODNE SEDGWICK

VALÈRIE SEDGWICK

ACKNOWLEDGMENT

STATE OF UTAH

COUNTY OF WASHINGTON

(ss.

On September 5, 2019, personally appeared before me RODNEY SEDGWICK AND VALERIE SEDGWICK the signer is of the foregoing instrument who duly acknowledged to me that they executed the same.

BETH WORTH NOTARY PUBLIC STATE OF UTAH COMM. # 688819 COMM EXP. 05/23/2020

INWEST THE

=444 EAST TABERNACLE, #B202 ST. GEORGE, UT 84770