

Warranty Deed Page 1 of 2
Gary Christensen Washington County Recorder
01/26/2023 11:15:20 AM Fee \$40.00 By
COTTONWOOD TITLE INSURANCE AGENCY,
INC.

Mail Recorded Deed & Tax Notice To:
James D. Bradford
2573 Scenic Drive
Santa Clara, UT 84765



File No.: 165311-PCM

WARRANTY DEED

James D. Bradford, Trustee, or his successors in trust, under the James D. Bradford and Shirley L. Bradford Family Living Trust, dated March 16, 2007, and any amendments thereto

GRANTOR(S) of Santa Clara, State of Utah, hereby Conveys and Warrants to

James D. Bradford

GRANTEE(S) of Santa Clara, 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 **Washington County**, State of Utah:

All of Lot 6, SANTA CLARA HEIGHTS PLAT "F", a subdivision, according to the official plat thereof, on file in the office of the Washington County Recorder, State of Utah.

TAX ID NO.: SC-SCH-F-6 (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 26th day of January, 2023.

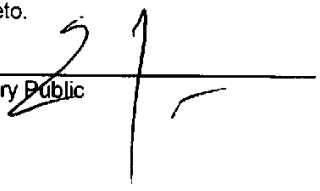
The James D. Bradford and Shirley L. Bradford
Family Living Trust, dated March 16, 2007, and
any amendments thereto

By: 
James D. Bradford, Trustee

STATE OF UTAH

COUNTY OF WASHINGTON

On this 26th day of January, 2023, before me, personally appeared James D. Bradford, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same as Trustee on behalf of The James D. Bradford and Shirley L. Bradford Family Living Trust, dated March 16, 2007, and any amendments thereto.


Notary Public

