

Warranty Deed Page 1 of 2  
Gary Christensen Washington County Recorder  
03/22/2023 01:33:23 PM Fee \$40.00 By INFINITY  
TITLE

Recording requested by:  
Infinity Title Insurance Agency LLC

After Recording Return To:  
RILEY T. MOHR  
440 E 130 South  
Ivins, UT 84738

Mail Tax Notice To:  
RILEY T. MOHR  
440 E 130 South  
Ivins, UT 84738

File Number: 2023-7583  
Parcel ID: I-PUBS-31

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## Warranty Deed

Know All Men By These Presents that

**ANDELIN E. GUBLER, Successor Trustee of THE BRUGGEMAN FAMILY TRUST  
dated March 17, 2021**

(henceforth referred to as "Grantor") of 25 East 100 South, Ivins, UT 84738, for consideration paid, hereby CONVEY(s) and WARRANTS to:

**RILEY T. MOHR, UNMARRIED MAN**

(henceforth referred to as "Grantee") of 440 E 130 South, Ivins, UT 84738, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, the following tract(s) of land in WASHINGTON County and State of UTAH described as follows:

**ALL OF LOT 31, PUEBLO BONITO SUBDIVISION, ACCORDING TO  
THE OFFICIAL PLAT THEREOF, ON FILE IN THE OFFICE OF THE  
RECORDER OF WASHINGTON COUNTY, STATE OF UTAH.**

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year 2023 and thereafter.

In Witness Whereof, the said Grantor, hereunto set by hands and seals this 21 day of March, 2023.

THE BRUGGEMAN FAMILY TRUST dated March 17, 2021

By: Andelin E. Gubler  
ANDELIN E. GUBLER, Successor Trustee

STATE OF UTAH  
COUNTY OF WASHINGTON

On this 21 day of March, 2023, before me Marcy Robertson, a notary public, personally appeared ANDELIN E. GUBLER, Successor Trustee of THE BRUGGEMAN FAMILY TRUST dated March 17, 2021, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they executed the same.

Witness my hand and official seal

Marcy Robertson  
Notary Public

