DOC ID 20230025473

Warranty Deed Page T of 1
Gary Christensen Washington County Recorder 08/23/2023 02:34:13 PM Fee \$40.00 By SOUTHERN UTAH TITLE COMPANY

When recorded mail deet and tax notice to: Lynn Jacobson 4254 S Kestral Dr St. George, UT 84790



Order No. 228493 - DJP Tax I.D. No. SG-SUR-49-21 Space Above This Line for Recorder's Use

WARRANTY DEED

Laurence E. Dunn, aka

Larry E. Dunn and Shawna H. Dunn, Trustees of The Larry and Shawna Dunn Family Trust dated August 5, 2010, grantor(s), of South Jordan, County of Salt Lake, State of Utah, hereby CONVEY and WARRANT to

Lyan Jacobson and Patricia Jacobson, a Married Couple, grantee of St. George, County of Washington, State of Utah, for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION the following described tract of land in Washington County, State of Utah:

Lot 2144, "SUN RIVER ST. GEORGE, PHASE 49", according to the Official Plat thereof on file in the Office of the Recorder of Washington County, State of Utah.

TOGETHER WITH all improvements and appurtenances there unto belonging, and being SUBJECT TO easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.

WITNESS the hand(s) of said grantor(s), this 1/6 day of August, 2023.

The Largy and Shawna Dunn Family Trust Cated August 2010

Larry E. Dunn, Trustee aka Laurence E. Dunn, Trustee

By: Lhueuna & Deeva

Shawna H. Dunn, Trustee

STATE OF Utah

saltlake

ISS.

COUNTY OF Westington

On the W day of August, 2023, personally appeared before me, Larry Dunn and Shawna H. Dunn, Trustees of The Larry and Shawna Dunn Family Trust dated August 5, 2010, the signers of the withing instrument who duly acknowledged to me that they executed the same.

SCOTT WARNER
NOTARY PUBLIC - STATE OF UTAH
COMMISSION# 711310
COMM. EXP. 04-02-2024

NOTARY PUBLIC

My Commission Expires: 04.02.2024