

**Prepared By**

Name: Beth Jarrett  
Address: 489 S Jordan Pkwy, Ste. 251,  
South Jordan, UT 84095  
State: UT  
Zip Code: 84095

ENT 20793:2024 PG 1 of 3  
**ANDREA ALLEN**  
**UTAH COUNTY RECORDER**  
2024 Apr 01 03:21 PM FEE 40.00 BY KR  
RECORDED FOR Investors Title Insurance A  
ELECTRONICALLY RECORDED

**After Recording Return To**

Name: Phyllis B Smith  
Address: 7015 West 9600 South  
South Jordan, UT 84095  
State: UT  
Zip Code: 84095

*BS-15744*

Space Above This Line for Recorder's Use

**UTAH QUITCLAIM WARRANTY DEED**

STATE OF UTAH  
SALT LAKE COUNTY  
*Utah Co*

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid to Phyllis B. Smith (who acquired title as Phyllis Smith), residing at Highland, Utah, County of Utah, City of Highland, State of Utah, (hereinafter known as the "Grantor") hereby quitclaims to Trent Lynn Smith, Trustee of the Lesco Irrevocable Trust Dated February 17, 2011, residing at 7015 West 9600 South, County of Utah, City of Highland, State of Utah, (hereinafter known as the "Grantee") all the rights, title, interest, and claim in or to the following described real estate, situated in Utah County, Utah to-wit:

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND MADE A PART HEREOF.

**To have and to hold**, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

Grantor:

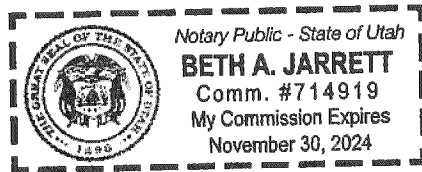
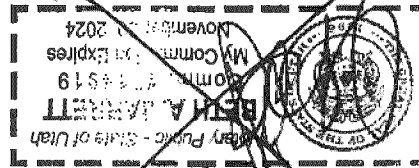
Phyllis B. Smith  
Phyllis B. Smith

STATE OF Utah  
COUNTY OF Utah

On this 15<sup>th</sup> day of April, 2024, before me Beth A. Jarrett, a notary public, personally appeared Phyllis B Smith 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

Beth A. Jarrett  
Notary Public



**EXHIBIT A**

Commencing at a fence intersection, East along the Section line 1006.40 feet and South 16.50 feet from the Northwest corner of Section 10, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence East 125.00 feet along a fence line; thence South 392.04 feet; thence Wes 125.00 feet; thence North 392.04 feet to the point of beginning.