



W3336743

This document prepared by:)
Lucian Petru Pop, 1672 W 925 S, Syracuse,
UT 84075, USA; Corina Maria Pop, 1846 W)
5050 S, Roy, UT 84067, USA

After recording return to:)
Lucian Petru Pop, 1672 W 925 S, Syracuse,)
UT 84075, USA

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Warranty Deed

KNOW ALL PERSONS BY THESE PRESENTS THAT:

On August 19, 2024, for valuable consideration of \$10.00, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Lucian Petru Pop, married, of 1672 W 925 S, Syracuse, UT 84075, USA, and Corina Maria Pop, not married, of 1846 W 5050 S, Roy, UT 84067, USA, (collectively the "Grantor"), does hereby remise, release, grant and convey, with general warranty covenants, unto Lucian Petru Pop, married, of 1672 W 925 S, Syracuse, UT 84075, USA, (the "Grantee"), the following described property together with all improvements attached to the property, situated in the County of Weber, State of Utah:

See Exhibit A

Prior Instrument Reference: Book _____, Page _____,
Document No. _____, of the Recorder of Weber, Utah.

Subject to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD the property unto the Grantee and the Grantee's heirs and assigns forever, with all appurtenances attached to the property.

The Grantor does for the Grantee forever covenant with the Grantee: that the Grantor is lawfully seized in fee simple of the said premises; that the premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the premises; and to forever warrant and defend the title to the said premises against all claims whatsoever.

WITNESSETH the Grantor's hand this 19th day of August, 2024.

Signed in the presence of:

Emma Lopez

Witness signature

Taylor Pierce

Witness name

[Signature]
Lucian Petru Pop

[Signature]
Corina Maria Pop

Grantor Acknowledgement

STATE OF UTAH

COUNTY OF Weber

On this 19th day of August, 2024, before me personally appeared Lucian Petru Pop, and Corina Maria Pop, to me known or proven on the basis of satisfactory evidence to be the Grantors who lawfully executed the foregoing Warranty Deed as a free and voluntary act.

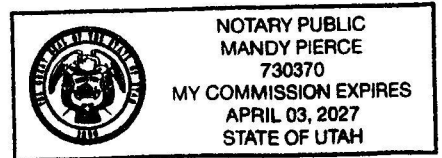
Mandy Pierce

A Notary Public Commissioned in the State of Utah

County of Weber

Name: Mandy Pierce

My commission expires: 04/03/2027



Spousal Acknowledgement

I, Wendy Lynn Pop of 1672 W 925 S, Syracuse, UT 84075, USA, spouse of Lucian Petru Pop, in accordance with the above Warranty Deed, and in consideration of the above sum and other good and valuable consideration received, do hereby waive and release to the Grantee all rights of dower, curtesy, homestead, community property, and all other right, title and interest, if any, in and to the above property.

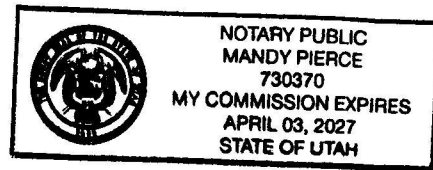
Spouse's Signature *Wendy Pop*

STATE OF UTAH

COUNTY OF ~~Utah~~ Weber

On this 19th day of August, _____, before me personally appeared Wendy Lynn Pop, to me known or proven on the basis of satisfactory evidence to be the Grantor's spouse who lawfully executed the foregoing Spousal Acknowledgement as a free and voluntary act.

Mandy Pierce
A Notary Public Commissioned in the State of Utah



County of Weber

Name: Mandy Pierce

My commission expires: 04/03/2027

Send tax statements:

Lucian Petru Pop, 1672 W 925 S, Syracuse, UT 84075, USA

WEBER COUNTY RECORDER / SURVEYOR
OWNERSHIP / DESCRIPTION REPORT

Exhibit A

085070035

SERIAL NUMBER: 08-507-0035

PRIOR SERIAL NUMBER(S):

(08-103-0022)

OWNER: POP, LUCIAN PETRU &
CORINA MARIA POP

TAX UNIT

CHANGE DATES:

41

Name: 15-AUG-2022

MAILING ADDRESS:

1846 W 5050 S

840676709

Tax Unit: 22-JUN-2009

ROY UT

PROPERTY ADDRESS:

1846 W 5050 S

ROY

84067

ADDITIONAL NAMES:

CURRENT REFERENCES:

Seq	EntryNbr	Book	Page	Kind of Instrument	Deed Date	Recorded Date
1	3250440			WARRANTY DEED JT	09 / 08 / 2022	15-AUG-2022

COMMENTS:

DESCRIPTION OF PROPERTY: As Of: 22-JUN-2009 Change Year/Code: 2009 ORIG ACRES: .0205

ALL OF LOT 81B, STONEY BROOK COTTAGES PHASE 2, PRUD, ROY CITY,
WEBER COUNTY, UTAH.

*** RUN DATE: 19-AUG-2024 04:24 PM ***