

Ent 534105 Bk 1446 Pg 956 - 957
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2023 Jun 30 03:09PM Fee: \$40.00 KM
For: First American - Sugarhouse
ELECTRONICALLY RECORDED

Recording Requested by:
First American Title Insurance Company
1260 E Stringham Ave, Ste 150
Salt Lake City, UT 84106
(801)466-1600

Mail Tax Notices to and
AFTER RECORDING RETURN TO:
James Seear and Anna Seear
2736 West Winterton Road
Heber City, UT 84032

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **392-6254099 (CM)**
A.P.N.: **00-0020-1010**

Jeffrey M. McNally and Catherine L. McNally, Grantor, of **Heber City, Wasatch** County, State of **UT**, hereby CONVEY AND WARRANT to

James Seear and Anna Seear as Joint Tenants, Grantee, of **Heber City, Wasatch** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Wasatch** County, State of **Utah**:

LOT 15, WINTERTON FARMS AT CHARLESTON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASATCH COUNTY RECORDER'S OFFICE.

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

A.P.N.: 00-0020-1010

Warranty Deed - continued

File No.: 392-6254099 (CM)

Witness, the hand(s) of said Grantor(s), this June 30, 2023.

Jeffrey M. McNally
Jeffrey M. McNally

Catherine L. McNally
Catherine L. McNally

STATE OF Utah)
County of Salt Lake)ss.

On June 30, 2023, before me, the undersigned Notary Public, personally appeared **Jeffrey M. McNally and Catherine L. McNally**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires: 12-2-20

[Signature]
Notary Public

