MAIL TAX NOTICES TO: 2433 North 3130 West Lehi, UT 84043 File No. 2308007

ENT 56670: 2023 PG 1 of 1 ANDREA ALLEN UTAH COUNTY RECORDER 2023 Aug 29 01:51 PM FEE 40.00 BY AR RECORDED FOR 1st Liberty Title LC ELECTRONICALLY RECORDED

## WARRANTY DEED

Xiran Zhao

Grantor(s), hereby CONVEY and WARRANT to

Edmund Trang and Adam Rawlings as joint tenants.

Grantee, for the sum of TEN AND NO/100 -- DOLLARS, and other good and valuable consideration, the following described tract of land in Utah County, State of Utah:

Lot 451, HOLBROOK FARMS PLAT A, PHASE 4, according to the official plat thereof as recorded in the office of the Utah County Recorder.

Tax I.D.#: 41:864:0451 (for reference purposes only)

SUBJECT TO:

- 1. Taxes for the year 2023 and all subsequent years.
- 2. Covenants, Conditions, Restrictions, Easement and rights of way of record or enforceable in law or equity.
- 3. All applicable zoning laws and ordinances.

25 A 1 DATED: 08/24/23

Xiran Zha

STATE OF UTAH ) : ss. COUNTY OF SALT LAKE )

25 A. 6.

On 08/24/23, personally appeared before me Xiran Zhao, the signer(s) of the within instrument, who

duly acknowledged to me that he/she/they executed the same.

AIDA A. D'ACHIARDI

NOTARY PUBLIC - STATE OF UTAH

COMMISSION# 722413

COMM. EXP. 01-13-2026

NOTARY PUBLI