Upon Recording Return to: James R. Baker, Attorney at Law 7109 Highland Drive, Suite 201 Salt Lake City Utah 84121

Elaine D. Larsen 1363 East Butler Ave Salt Lake City, Utah 84102 12761539
04/27/2018 11:05 AM \$11.00
Book - 10669 P9 - 829
ADAM GARDINER:
RECORDER, SALT LAKE COUNTY, UTAH
JAMES R BAKER LC
7109 S HIGHLAND DR #201
SLC UT 84121
BY: DKA, DEPUTY - MA 1 P.

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED, Executed this 2 day of 20/8 by first party, Elaine D.Larsen, whose post office address is, 1363 East Butler Ave, Salt Lake City, Utah 84102, to second party, Elaine D. Larsen, Trustee of THE ELAINE D. LARSEN TRUST, dated the 2 day of 20/8, whose post office address is, 1363 East Butler Ave, Salt Lake City, Utah 84102.

WITNESSETH, That the said first party, for good consideration and for the sum of \$10 Dollars paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim her interest unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Salt Lake, State of Utah, to wit:

ALL OF LOTS 75 AND 76, BLOCK 3, FEDERAL HEIGHTS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

SUBJECT TO; easements, restrictions and rights of way currently of record.

Tax ID: # 16-04-104-020

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

Elaine D. Larsen

State of Utah

: SS.

County of Salt Lake

On the 2 day of ________, 20 // personally appeared before me, Elaine D. Larsen, known to be the person described in and who executed the foregoing instrument and acknowledged before me that she executed the same.

JAMES BAKER
Notary Public State of Utah
My Commission Expires on:
June 10, 2021
Comm. Number: 695304

Notary Public
Residing at:____

My Commission Expires:

ACCOMODATION RECORDING ONLY

INVESTORS TITLE INSURANCE AGENCY, INC. MAKES NO REPRESENTATION AS TO CONDITION OF TITLE, NOR DOES IT ASSUME ANY RESPONSIBILITY FOR VALIDITY, SUFFICIENCY OR EFFECTS OF DOCUMENT.

14147013 B: 11441 P: 8233 Total Pages: 4
08/30/2023 01:28 PM By: BGORDON Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: INVESTORS TITLE INSURANCE AGENCY, INC, D.B.A. HOM
10355 S JORDAN GTWY STE 575SOUTH JORDAN. UT 840953958

Recording Requested By	Reco	rdino	Requested	Bv
------------------------	------	-------	-----------	----

When Recorded Mail to And Mail Tax Statements To Elaine D. Larsen, Trustee of The Elaine D Larsen Trust dated April 2, 2018 570 Wintery Circle South Colorado Springs, CO 80919

Escrow Number: BJ-15512-HT-SJ

Title Number:

APN: 16-04-104-020

SPACE ABOVE IS RESERVED FOR RECORDER'S USE

Property: 1363 East Butler Avenue, Salt Lake City, UT 84102

AFFIDAVIT OF DEATH OF JOINT TENANT

STATE OF UTAH }
COUNTY OF SALT LAKE } S.S.

Clark Dale Larsen, of legal age, being first duly sworn, deposes and says:

That BONITA KAYE LANTZ, the decedent mentioned in the attached certified copy of Certificate of Death, is the same person as named as one of the grantees in that certain Deed dated DECEMBER 7, 1993 and executed by BONITA K LANTZ which Deed was recorded on DECEMBER 17, 1993 as Instrument Number 5688136 in Book on Page 0019 of the Official Records of Salt Lake County, State of UTAH, covering the following described property situated in the City of Salt Lake City, Salt Lake County, State of Utah:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Dated: August 30, 2023

CLARK DALE LARSEN

STATE OF UTAH COUNTY OF SALT LAKE

Subscribed and sworn (or affirmed) to before me on this 30th day of AUMSA, 2023 by
Beth A. Javett - Notavy - Clark Dale Lavsen

Witness, my hand and official seal.

Notary Public Commission Expires

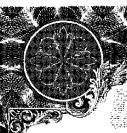
Residing At:

Notary Public - State of Utah
BETH A. JARRETT
Comm. #714919
My Commission Expires
November 30, 2024

EXHIBIT "A"PROPERTY DESCRIPTION

ALL OF LOTS 75 AND 76, BLOCK 3, FEDERAL HEIGHTS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.

14147013 B: 11441 P: 8235 Page 3 of 4



(STATE OF UTAIL)

CERTIFICATION OF VITAL RECORD

CERTIFICATE OF DEATH

State File Number: 2018004863

Bonita Kaye Lantz

DECEDENT INFORMATION

Date of Death: March 31, 2018 Time of Death: City of Death: Salt Lake City County of Death: Age: 72 Date of Birth: Place of Birth: \$\ \) Chicago, Illinois Sex:

Place of Birth: Chicago, Illinois Sex: Female
Armed Services: No Marital Status: Never Married

Spouse's Name: Usual Occupation: Instructor / Social Work Industry/Business: University of Utah Education: Master's Degree Residence: Salt Lake City, Utah Father's Name: Lester W Lantz

Mother's Name: Annetta E Gallian Facility Type: Home Facility or Address: 1363 East Butler Avenue

INFORMANT INFORMATION

Name: Zoe Ingersoll Relationship: Sister
Mailing Address: 6 North 971 Riverside Drive, St Charles, Illinois 60174

DISPOSITION INFORMATION

Method of Disposition: Cremation

Place of Disposition: Larkin Sunset Lawn Crematory, Salt Lake City, Utah

Date of Disposition: April 9, 2018

FUNERAL HOME INFORMATION

Funeral Home: Larkin Sunset Lawn

Address: 2350 East 1300 South, Salt Lake City, Utah 84108

Funeral Director: Joshua Hunter

MEDICAL CERTIFICATION

Certifying Physician: Michael Perez MD, 144 South 500 East, Salt Lake City, Utah 84102

CAUSE OF DEATH

Natural Causes Not Otherwise Specified

Due to (or as a consequence of): Heart Failure, Chronic Obstructive Pulmonary Disease, Atrial Fibrillation

Tobacco Use: Unknown

Medical Examiner Contacted: Yes _ Autopsy Performed: No _ Manner of Death: Natural .

Date Registered: April 6, 2018 Date Issued: August 25, 2023

This is an exact reproduction of the facts registered in the Utah State Office of Vital Records and Statistics.

Security features of this official document include: Intaglio Border, V & R images in top cycloids, and intaglio microtext.

This document displays the date, seal and signature of the Utah State Registrar of Vital Record and Statistics.

Linda S. Wininger, MSW, LCSW State Registrar



Angela C. Dunn, MD, MPH
Director/Health Officer
County/District Health Department

July 3, 1945

