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First American Title Insurance Company  
346 West Center Street  
Orem, UT 84057

Aspen Cove HOA

Attn:  
1410 West 620 North  
Price, UT 84501



**First American Title**

First American Title Insurance Company  
346 West Center Street  
Orem, UT 84057  
(801)762-0011  
Fax: (801)762-0029

December 31, 2020

Aspen Cove HOA

1410 West 620 North  
Price, UT 84501

Attn:

File No. 395-6101234

The following property has been sold. Please update your records to reflect these changes. Thank You.

Property Address: 129 Aspen Cove Drive, Scofield, UT 84526

**TRANSFER INFORMATION:**

Seller: Paul N. Kearns and Stacey A. Kearns  
Mailing Address:

Buyer: Vellachi Alarmelu Ganesan  
831 East Westminster Ave  
Salt Lake City, UT 84105

New Lender:

Closing Date: December 22, 2020

Check amount enclosed: \$250.00 and \$0.00 (The check may not be included if alternative delivery instructions were provided at closing for this item.)

**Please see check stub for detailed breakdown of fees**

Should you need further information, please contact this office at the number listed.

**First American Title Insurance Company**

**Nathan Dunford**, Escrow Officer  
ndunford@firstam.com

Recording Requested by:  
First American Title Insurance Company  
346 West Center Street  
Orem, UT 84057  
(801)762-0011

Ent 852974 Bk 981 Pg 459  
Date: 30-Dec-2020 02:05:00PM  
Fee: \$40.00 Check Filed By :KM  
CARBON COUNTY RECORDER, Recorder  
CARBON COUNTY CORPORATION  
For: FIRST AMERICAN - OREM CENTER S

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
Vellachi Alarmelu Ganesan  
831 E. Westminster Ave.  
Salt Lake City, UT 84105

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

## WARRANTY DEED

Escrow No. **395-6101234 (ND)**  
A.P.N.: **2A-0071-0010**

**Paul N. Kearns and Stacey A. Kearns as joint tenants**, Grantor, of **American Fork, Utah County**, State of **UT**, hereby CONVEY AND WARRANT to

**Vellachi Alarmelu Ganesan**, Grantee, of **Price, Carbon County**, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Carbon County, State of Utah**:

**LOT 129, PHASE VI - ASPEN COVE AT SCOFIELD (PLAT "F") LAKE RIDGE ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE Carbon COUNTY RECORDER'S OFFICE.**

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2020 and thereafter.

Witness, the hand(s) of said Grantor(s), this 12-29-2020.

*Paul N. Kearns*

Paul N. Kearns

*Stacey A. Kearns*

Stacey A. Kearns

STATE OF Utah )  
County of Utah ) ss.

On Dec 29, 2020, before me, the undersigned Notary Public, personally appeared **Paul N. Kearns and Stacey A. Kearns**, 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: 4-24-21

*Nathan Dunford*  
\_\_\_\_\_  
Notary Public

