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1/7/2020 1:27:00 PM \$40.00  
Book - 10882 Pg - 1874-1875  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 2 P.

Mail Recorded Deed and Tax Notice To:  
Utopia Properties QOZB, LLC, a Utah limited liability company  
631 North 400 West  
Salt Lake City, Utah 84103



File No.: 119308-BHB

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## WARRANTY DEED

KMJ UT Property, LLC as to a 1/2 interest and 2180 South Richards, a series of KMJ UT Property, LLC as to a 1/2 interest

**GRANTOR(S)** of Salt Lake City, State of Utah, hereby Conveys and Warrants to

Utopia Properties QOZB, LLC, a Utah limited liability company

**GRANTEE(S)** of South Salt Lake, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah:

All of Lots 40, 41 and 42, Block 5, SOUTH BOULEVARD ADDITION, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.


**TAX ID NO.:** 15-24-233-019 (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

**SUBJECT TO:** Property taxes for the year 2020 and thereafter; covenants, conditions, restrictions and easements apparent or of record; all applicable zoning laws and ordinances.

Dated this 6th day of January, 2020.

KMJ UT Property, LLC

BY:   
Keelan Johns, Company Manager

2180 South Richards, a series of KMJ UT Property, LLC

BY:   
Keelan Johns, Series Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On the <sup>6th</sup> ~~30th~~ day of January, 2020, personally appeared before me Keelan Johns, who acknowledged himself to be the Company Manager of KMJ UT Property, LLC, and the Series Manager of 2180 South Richards, a series of KMJ UT Property, LLC, that he, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

  
Notary Public

