

Mail Recorded Deed and Tax Notice To:  
Clearwater Homes, LLC, a Utah limited liability company  
316 West 200 South, Ste 404  
Salt Lake City, UT 84101

13489547  
12/8/2020 4:47:00 PM \$40.00  
Book - 11076 Pg - 2826-2828  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 3 P.



File No.: 131699-DMP

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## SPECIAL WARRANTY DEED (Consolidation)

Clearwater Homes, LLC, a Utah limited liability company

**GRANTOR(S)** of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Clearwater Homes, LLC, a Utah limited liability company

**GRANTEE(S)** of Salt Lake City, 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:

**SEE EXHIBIT A ATTACHED HERETO**

**TAX ID NO.:** 16-08-176-015 and 16-08-176-026 (for reference purposes only)

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

**NOTE:** This deed is given for the purpose of consolidating the subject property under one Salt Lake County Sidwell No.



Dated this 8th day of December, 2020.

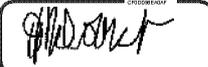
Clearwater Homes, LLC, a Utah limited liability company

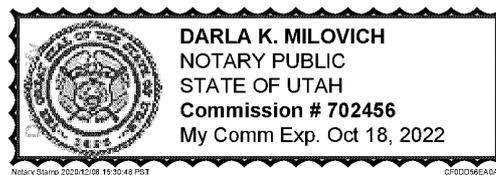
BY:   
Signed on 2020/12/08 14:30:48 -8:00  
Micah W. Peters  
Manager/CEO

STATE OF UTAH

COUNTY OF SALT LAKE

On the 8th day of December, 2020, personally appeared before me Micah W. Peters, who acknowledged themselves to be the Manager/CEO of Clearwater Homes, LLC, a Utah limited liability company, and that they, as such Manager/CEO, being authorized so to do, executed the foregoing instrument for the purposes therein contained. This act was performed via remote online audio-visual communication.

  
Signed on 2020/12/08 14:30:48 -8:00



**EXHIBIT A**  
**Legal Description**

A portion of Lots 3 & 4, Block 2, Plat "B", Salt Lake City Survey, located in the Northwest Quarter of Section 8, Township 1 South, Range 1 East, Salt Lake Base & Meridian, comprised of two (2) parcels identified by Salt Lake County Parcel Nos. 16-08-176-026 and 16-08-176-015 (basis of bearing is South 00°00'59" East along the Monument line between two (2) Salt Lake City Street Monuments found in 800 East Street at 800 South Street and 900 South Street), more particularly described as follows:

Beginning at the Southwest corner of Lot 4, Block 2, Plat "B", Salt Lake City Survey, located South 330.00 feet (measured South 00°01'02" East 330.13 feet) along the Block line from the Northwest Corner of said Block 2 (Northwest Corner measured South 00°00'59" East along the monument line 67.84 feet and North 89°59'01" East 68.43 feet from the Salt Lake City Monument found at the intersection of 800 South Street and 800 East Street), and running thence from said Southwest corner of Lot 4, North 5 rods (measured North 00°01'02" West 82.53 feet); thence East 9 rods and 2.8 feet (measured North 89°56'35" East 151.37 feet) thence South 82.5 feet (measured South 00°01'02" East 82.54 feet) to the south line of said Lot 4, said point being East 9 rods and 2.8 feet (measured North 89°56'35" East 151.37 feet) from the Southwest corner of said Lot 4; thence along said south line East 68.65 feet (measured North 89°56'35" East 68.68 feet); thence South 6 rods (measured South 00°01'02" East 99.05 feet) to the north right-of-way line of Chase Avenue; thence along said north right-of-way line West 13.33 rods (measured South 89°56'35" West 220.05 feet) to the west line of said Block 2; thence along said west line North 6 rods (measured North 00°01'02" West 99.05 feet) to the point of beginning.

