

DOC # 20180015026

Special Warranty Deed Page 1 of 2
Russell Shirts Washington County Recorder
04/16/2018 11:15:34 AM Fee \$ 13.00
By SG BOULEVARD LAND LLC



When Recorded Return To:
City of St. George
175 East 200 North
St. George, Utah 84770

Tax ID: SG-CIVI-2-CB and SG-CIVI-4-CB

SPECIAL WARRANTY DEED
(SG Boulevard Land, LLC to SG Boulevard Multifamily, LLC)

SG Boulevard Land, LLC, a Utah limited liability company, Grantor, in consideration of the sum of Ten Dollars, and other good and valuable consideration paid to Grantor by Grantee, receipt of which is hereby acknowledged, does hereby convey and warrant in fee simple, against all who claim by, through, or under Grantor, free and clear of all its encumbrances, all its right, title and interest, to SG Boulevard Multifamily, LLC, a Utah limited liability company, Grantee, its successors and assigns forever, the following described property located in the County of Washington, State of Utah:

Lots 2 and 4, CITY VIEW SUBDIVISION, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah.

TO HAVE AND TO HOLD such property to Grantee.

TOGETHER WITH all improvements and appurtenances thereunto belonging, and being SUBJECT TO easements, rights of way, restrictions, and reservations of record, and those enforceable in law and equity.

IN WITNESS WHEREOF, the Grantor has executed this Special Warranty Deed this 13th day of April, 2018.

GRANTOR:

SG BOULEVARD LAND, LLC, a Utah limited liability company

by

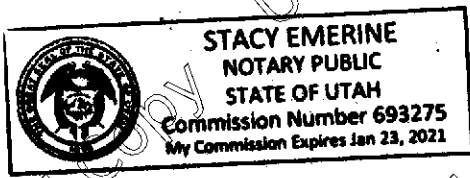

Cameron Gunter, Manager

STATE OF UTAH)

ss.

UTAH COUNTY)

On the 13 day of April, 2018, appeared before me, Cameron Gunter, Manager of SG BOULEVARD LAND, LLC, who being duly sworn did say that the within and foregoing instrument was signed by him.



Stacy Emerine

Notary Public