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1/17/2020 2:10:00 PM \$40.00
Book - 10886 Pg - 2217-2220
RASHELLE HOBBS
Recorder, Salt Lake County, UT
SUTHERLAND TITLE
BY: eCASH, DEPUTY - EF 4 P.

WHEN RECORDED RETURN TO:
GRANTEE
6076 South 900 East, Ste. 151
Salt Lake City, UT 84121

SPECIAL WARRANTY DEED

DRP FAMILY LIMITED PARTNERSHIP, as to an undivided 29.85% interest, TY THOMAS, PSP, as to an undivided 17.91% interest, MOUNTAIN VISTA DEVELOPMENT, INC., as to an undivided 22.39% interest, DRP MANAGEMENT, INC. PSP, as to an undivided 14.93% interest, JOHN STRASSER., as to an undivided 7.46% interest, and GOLDEN MEADOWS PROPERTIES, L.C., as to an undivided 7.46% interest, **GRANTOR**, hereby **CONVEY(S) AND WARRANT(S)** against all those claiming by, through or under it to **LAND DEVELOPMENT, LLC**, a Utah limited liability company, **GRANTEE**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Salt Lake County, State of Utah described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

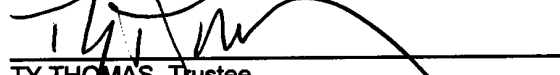
Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

WITNESS, the hand of said grantor this 15th day of January, 2020.

DRP FAMILY LIMITED PARTNERSHIP


MILLIE PARKER OLSON
Limited Partner

TY THOMAS, PSP


TY THOMAS, Trustee

MOUNTAIN VISTA DEVELOPMENT, INC.

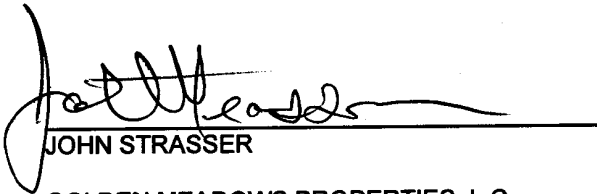

DEREK K. ELLIS
V.P. Secretary/Treasurer

DRP MANAGEMENT, INC., PSP


MILLIE PARKER OLSON, Trustee

File Number: 43677
Warranty Deed Special Ent BP UT

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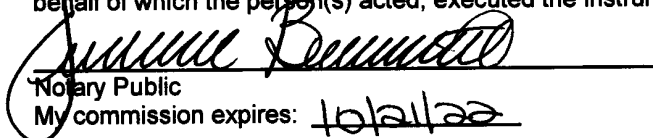

JOHN STRASSER

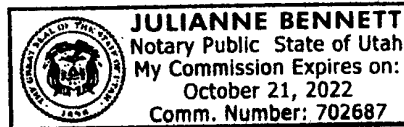
GOLDEN MEADOWS PROPERTIES, L.C.


WAYNE G. PETTY, Manager of NUPETCO ASSOCIATES, LLC, Manager

State of Utah
County of Salt Lake

On this 15th day of January, 2020, personally appeared before me, the undersigned Notary Public, personally appeared MILLIE PARKER OLSON who is the Limited Partner of DRP FAMILY LIMITED PARTNERSHIP, as to an undivided 29.85% interest 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 before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by 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.

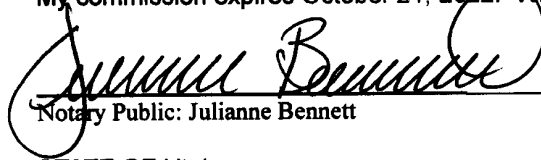

Notary Public
My commission expires: 10/21/22

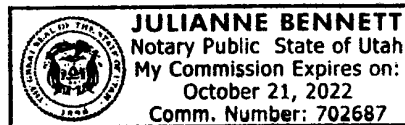


STATE OF Utah
COUNTY OF Salt Lake

On this 15th day of January, 2020, before me, the undersigned Notary Public, personally appeared TY THOMAS, Trustee of the TY THOMAS PSP, 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 before me that he executed the same in his authorized capacity and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

My commission expires October 21, 2022. Witness my hand and official seal.


Notary Public: Julianne Bennett



STATE OF Utah
COUNTY OF Salt Lake

The foregoing instrument was acknowledged before me this 17th day of January, 2020, by DEREK K. ELLIS, who being by me duly sworn did say that he is the V.P. Secretary/Treasurer of MOUNTAIN VISTA DEVELOPMENT, INC., a corporation, and that he executed the within instrument on behalf of said corporation by authority of a resolution of its board of directors and duly acknowledged to me that said corporation executed the same.

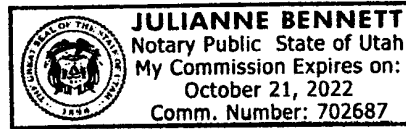
My commission expires October 21, 2022. Witness my hand and official seal.

File Number: 43677
Warranty Deed Special Ent BP UT

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BK 10886 PG 2218


Notary Public: Julianne Bennett

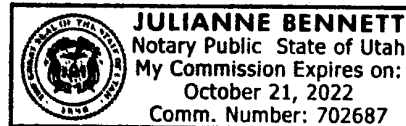


STATE OF Utah
COUNTY OF Salt Lake

On this 15th day of January, 2020, before me, the undersigned Notary Public, personally appeared MILLIE PARKER OLSON, Trustee of the DRP MANAGEMENT, INC. PSP, 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 before me that he executed the same in his authorized capacity and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

My commission expires October 21, 2022. Witness my hand and official seal.

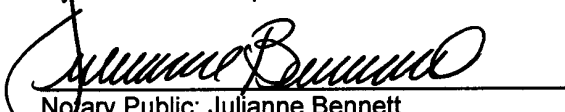

Notary Public: Julianne Bennett

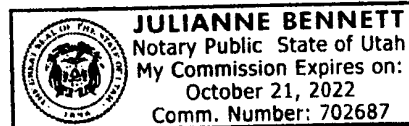


STATE OF Utah
COUNTY OF Salt Lake

On this 10th day of January, 2020, before me, the undersigned Notary Public, personally appeared JOHN STRASSER, 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 before me that he executed the same in his authorized capacity and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

My commission expires October 21, 2022. Witness my hand and official seal.

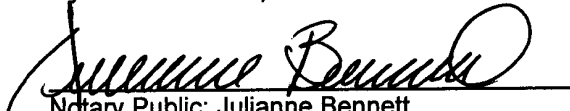

Notary Public: Julianne Bennett



STATE OF Utah
COUNTY OF Salt Lake

On this 15th day of January, 2020, before me, the undersigned Notary Public, personally appeared WAYNE G. PETTY who is the Manager of NUPETCO ASSOCIATES, Manager of GOLDEN MEADOWS PROPERTIES, LC, 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 before me that he executed the same in his authorized capacity and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

My commission expires October 21, 2022. Witness my hand and official seal.


Notary Public: Julianne Bennett

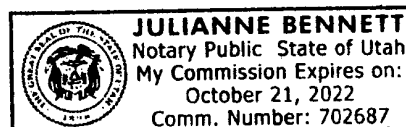


EXHIBIT "A"
LEGAL DESCRIPTION

Lots 39 and 40, COTTAGES AT APPLECROSS SUBDIVISION, according to the official plat thereof, as recorded in the office of the County Recorder, Salt Lake County, State of Utah, on May 19, 2017 as Entry No. 12537900, in Book 2017P of Plats, at Page 122, and further defined and described in the Declaration of Covenants, Conditions and Restrictions recorded May 13, 2017, as Entry No. 12546474, in Book 10563, at Page 2910, of official records (as said Map and Declaration may heretofore be amended and/or supplemented). TOGETHER WITH a non-exclusive easement of use and enjoyment, and the undivided percentage of ownership, if any, in and to the projects common areas and facilities as defined and provided for in said Map and Declaration.

Lot 39 Tax Parcel No's.: 21-33-127-100

Lot 40 Tax Parcel No's.: 21-33-127-099