MAIL TAX NOTICE TO: Smith Dental Care, LLC 12308 S. Emery Forest Court Riverton, Utah 84065 Order No. 5-104489 13221116 3/19/2020 3:50:00 PM \$40.00 Book - 10912 Pg - 3051-3052 RASHELLE HOBBS Recorder, Salt Lake County, UT BACKMAN TITLE SERVICES BY: eCASH, DEPUTY - EF 2 P.

Special Warranty Deed

MPK Properties LLC, a Utah limited liability company

of Sandy, County of Salt Lake, State of UTAH, Grantor, hereby CONVEYS and WARRANTS against all persons claiming by, through or under it to

Smith Dental Care, LLC, a Utah limited liability company

of Sandy, County of Salt Lake, State of UTAH Grantee for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract of land in Salt Lake County, State of UTAH:

SEE ATTACHED LEGAL DESCRIPTION.

Parcel No.: 28-20-403-021				
SUBJECT TO: County and/or City Taxes not delinque Covenants, Conditions, Restrictions, Rights-of-Way, Ea	uent; Bonds ar asements, and I	nd/or Special Asse Reservations now	essments not de of Record.	linquent and
WITNESS, the hands of said Grantors, this 17th	of	March	,	2020
MPK Properties LLC, a Utah limited liability company By: Scott G. Vincent Its: Manager				
State of Utah) County of Salt Lake)				
The foregoing instrument was acknowledged before me this	17th	day of ·	019	March,
By Scott G. Vincent Vincent of Of	MPK Propertie	es LLC, a Utah limit	ed liability compa	ıny
Notary Public My Commission Expires: 08/11/2022 Residing at: Salt Lake County, Utah	_			
NOTARY PUBLIC CHELSI DALL 709838 COMMISSION EXPIRES				

JANUARY 06, 2024

LEGAL DESCRIPTION

Order No. 5-104489

Unit B, in Building 1, contained within the Vincent Professional Office Condominiums, a Utah Condominium Project as identified in the Record of Survey Map recorded April 30, 2019 as Entry No. 12978839 in Book 2019P, at Page 147 of Plats, and as further defined and described in the Declaration of Condominium of the Vincent Professional Office Condominiums recorded April 30, 2019, as Entry No. 12978840 in Book 10775 at Page 7938 in the office of the Recorder of Salt Lake County, Utah, and in any supplements/amendments thereto.

Together with: (a) The undivided ownership interest in said Condominium Project's common areas and facilities which is appurtenant to said Unit, (the referenced declaration of condominium providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the common areas and facilities to which said interest relates); (b) the exclusive right to use and enjoy each of the limited common areas which is appurtenant to said Unit; (c) the nonexclusive right to use and enjoy the common areas and facilities included in said condominium project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented) and the Utah Condominium Ownership Act.

Parcel No.: 28-20-403-021