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04/12/2021 03:25 PM \$40.00  
Book - 11155 Pg - 3352-3353  
RASHELLE HOBBS  
RECORDER, SALT LAKE COUNTY, UTAH  
JAMES ALFANDRE  
650 S 500 W SUITE #188  
SALT LAKE CITY UT 84101  
BY: GGA, DEPUTY - MA 2 P.

Mail Tax notice to:  
Grantee  
650 S. 500 W. Suite #188  
Salt Lake City UT 84101

Tax ID No.: 15-12-258-015  
15-12-258-016

### SPECIAL WARRANTY DEED

Dewey 9th, LLC, a Utah Limited Liability Company

**GRANTOR** of Salt Lake City, State of Utah, hereby CONVEYS and WARRANTS against any and all claiming by through or under it only to:

Dewey 9th, LLC, a Utah Limited Liability Company

**GRANTEE** of 650 S. 500 W. Suite 188, Salt Lake City UT 84101 for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract(s) of land in Salt Lake County, State of Utah:

Parcel 1:

Lots 25, 26, 27 and 28, Also beginning at the Northeast corner of said Lot 25 and running thence North 10 feet to the South line of the Ninth South Street; thence West 152.65 feet; thence South 10 feet to the Northwest corner of said Lot 25; thence East 152.65 feet to the place of beginning; all in Block 1, Hunter's Subdivision of Lots 10 and 11, and part of Lot 9, Block 23, Five Acre Plat "A", Big Field Survey.

Parcel 2:

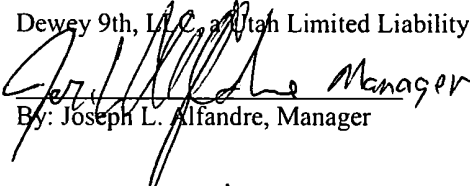
Lots 29, 30, 31, 32 and 33, Block 1, Hunter's Subdivision of Block 23, Five Acre Plat "A", Big Field Survey.

**SUBJECT TO:** County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

**\*\*The Purpose of this deed is to combine parcels herein\*\***

WITNESS, the hand(s) of said Grantor, this 9th day of April, 2021

Dewey 9th, LLC, a Utah Limited Liability Company

  
By: Joseph L. Alfandre, Manager

State of Maryland

County of Montgomery ss:

On this date, April 9, 2021 personally appeared before me Joseph L. Alfandre, who being by me duly sworn did say that he is a Manager of Dewey 9th, LLC, a Utah Limited Liability Company, the limited liability company that executed the above and foregoing instrument and that said instrument was signed on behalf of said company by authority of its Articles or Organization and/or Operating Agreement and said Joseph L. Alfandre acknowledged to me that said limited liability company executed same.

  
Notary Public

Montgomery County, Maryland  
Notary Public  
Ryan D. Malet  
My Commission Expires 10/27/2023