

WHEN RECORDED MAIL TO AND MAIL TAX
STATEMENTS TO:
D.R. Horton, Inc., a Delaware corporation
12351 S. Gateway Park Place #D100
Draper, UT 84020
Attn: Jonathan S. Thornley

(Space Above for Recorder's Use)


Tax Id No.: 38-655-0037, 38-655-0038, 38-655-0039, 38-655-0040, 38-655-0041, 38-655-0042, 38-655-0043,
38-655-0044, 38-655-0045, 38-655-0046, 38-655-0047, 38-655-0048, 38-655-0049, 38-655-0050,
38-655-0051, 38-655-0052, 38-656-0057, 38-656-0058, 38-656-0059, 38-656-0060, 38-656-0061,
38-656-0062, 38-656-0063, 38-656-0064, 38-656-0065, 38-656-0066, 38-656-0067, 38-656-0068,
38-656-0069, 38-656-0070, 38-656-0071, 38-656-0072, 38-656-0073, 38-656-0074, 38-656-0075,
38-656-0076, 38-656-0077, 38-656-0078, 38-656-0079, 38-656-0080, 38-656-0081, 38-656-0082,
38-656-0083, 38-656-0084, 38-656-0085, 38-656-0086, 38-656-0087, 38-656-0088, 38-656-0089,
38-656-0090, 38-656-0091, 38-656-0092, 38-656-0093, 38-656-0094, 38-656-0095, 38-656-0096,
38-656-0097, 38-656-0098, 38-656-0099, 38-656-0100, 38-656-0101 and 38-656-0102

SPECIAL WARRANTY DEED

For valuable consideration, the receipt of which is hereby acknowledged, HVAF, LLC, a Utah limited liability company and HVAF2, LLC, a Utah limited liability company ("Grantors"), hereby convey and warrants to Edgewater TH – American Fork, L.P., a Delaware limited liability company, whose address is 23975 Park Sorrento, Ste 220, Calabasas, CA 91302 ("Grantee"), against all claiming by, through or under Grantors, but not otherwise, that certain real property (the "Property") located in Utah County, State of Utah, described on Exhibit A attached hereto and by this reference incorporated herein, together with all improvements installed upon the Property and all of the rights and appurtenances pertaining thereto, including, but not limited to, all easements, privileges, entitlements, rights of way and appurtenances benefiting the Property, and any development rights, air rights, mineral, oil and gas and other subsurface rights appurtenant to the Property, and all right, title, and interest of Grantor in and to adjacent streets, alleys easements and rights of way subject, however, to all covenants, conditions, restrictions, reservations, rights, easements and other matters appearing of record with respect to the Property.


GRANTORS:

HVAF, LLC, a Utah limited liability company
By: TACE, LLC, a Utah limited liability company
Its: Manager

By: 
Bart Brockbank
Manager

Date of Execution: July 29, 2021


HVAF2, LLC, a Utah limited liability company
By: TACE, LLC, a Utah limited liability company
Its: Manager

By: 
Bart Brockbank
Manager

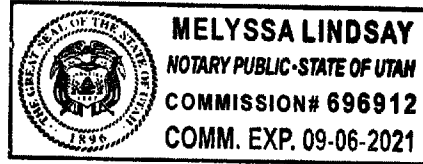
Date of Execution: July 29, 2021

STATE OF UTAH)
: ss.
COUNTY OF UTAH)

The foregoing document was duly acknowledged before me this 29 day of July, 2021, by Bart Brockbank in such person's capacity as the Manager of TACE, LLC, a Utah limited liability company, which entity is named as Manager to HVAF, LLC, a Utah limited liability company.




NOTARY PUBLIC



STATE OF UTAH)
: ss.
COUNTY OF UTAH)

The foregoing document was duly acknowledged before me this 29 day of July, 2021, by Bart Brockbank in such person's capacity as the Manager of TACE, LLC, a Utah limited liability company, which entity is named as Manager to HVAF2, LLC, a Utah limited liability company.



NOTARY PUBLIC

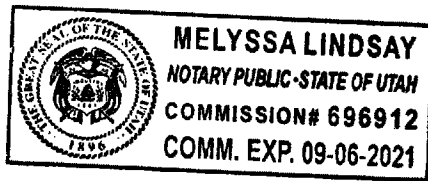


Exhibit A
to the Special Warranty Deed

Legal Description of the Property

That certain real property located in Utah County, Utah more particularly described as follows:

PARCEL 1:

Lots 37 through 52, inclusive, EDGEWATER TOWNHOMES AT AMERICAN FORK PLAT 2, according to the official plat thereof as recorded in the office of the Utah County Recorder, State of Utah on November 30, 2020 as Entry No. 188977:2020.

PARCEL 1A:

Non-exclusive easement for access, as established by the EDGEWATER TOWNHOMES AT AMERICAN FORK PLAT 2, recorded in the office of the Utah County Recorder, State of Utah on November 30, 2020 as Entry No. 188977:2020.

PARCEL 2:

Lots 57 through 102, inclusive, EDGEWATER TOWNHOMES AT AMERICAN FORK PLAT 3, according to the official plat thereof as recorded in the office of the Utah County Recorder, State of Utah on November 30, 2020 as Entry No. 188978:2020.

PARCEL 2A:

Non-exclusive easement for access, as established by the EDGEWATER TOWNHOMES AT AMERICAN FORK PLAT 3, recorded in the office of the Utah County Recorder, State of Utah on November 30, 2020 as Entry No. 188978:2020.