



ENT 117373:2021 PG 1 of 3  
**Andrea Allen**  
**Utah County Recorder**  
2021 Jun 30 04:00 PM FEE 40.00 BY JR  
RECORDED FOR Provo Land Title Co.  
ELECTRONICALLY RECORDED

Prepared By Provo Land Title  
Company  
87919-20

After Recording Mail To:  
631 East 1700 South  
Orem, UT 84097

Space Above This Line for Recorder's Use

**WARRANTY DEED**

**Scott G. Blackham**

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00),  
and other good and valuable consideration in hand paid by

**MorMac Holdings, LLC, a Limited Liability Company**

GRANTEE(S), of 631 East 1700 South, Orem, UT 84097

hereby CONVEY AND WARRANT unto said GRANTEE(S), the following lands lying in  
Utah County, UT:

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND  
MADE A PART HEREOF.

**TOGETHER WITH** all rights, privileges and appurtenances belonging or in anywise  
appertaining members and appurtenances to the Real Estate in anywise appertaining  
thereto, being subject, however, to easements, rights of way, restrictions, etc., of record  
or enforceable in law or equity.

Tax Serial No. 19-023-0195

Tax Serial No. 19-023-0167

Witness our hands on the 28th day of June, 2021

Grantor:

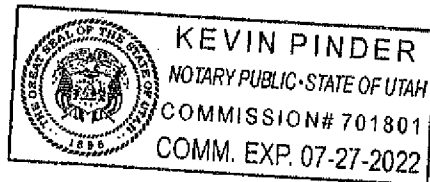
Scott G. Blackham  
Scott G. Blackham

STATE OF UTAH  
COUNTY OF UTAH

On this 28th day of June, 2021, before me Kevin Pinder, a notary public, personally appeared Scott G. Blackham, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and acknowledged he executed the same.

Witness my hand and official seal

[Signature]  
Notary Public



**EXHIBIT A**

Property 1:

PARCEL 1:

Beginning at a point on the North line of 1700 South Street, Orem, Utah, which point is South 599.1 feet and West 1174.0 feet from the East Quarter Corner of Section 26, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence North  $89^{\circ}25'32''$  West 146.008 feet; thence North 160.275 feet; thence South  $88^{\circ}17'18''$  East 8.729 feet; thence South  $00^{\circ}13'03''$  West 11.780 feet; thence South  $89^{\circ}47'00''$  East 137.321 feet; thence South 149.179 feet to the point of beginning .

LESS AND EXCEPT THEREFROM all that portion conveyed to Treavor Hill by that certain Quit Claim Deed, recorded February 15, 2006 as Entry No. 18751:200 of official records, more particularly described as follows:

Commencing at a point located North  $89^{\circ}22'43''$  West along the quarter Section line 1310.34 feet and South 454.83 feet from the East quarter corner of Section 26, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence South  $00^{\circ}13'00''$  West along a fence line 11.78 feet; thence South  $00^{\circ}20'46''$  West 163.22 feet to the North line of 1700 South Street; thence along the North line of said 1700 South Street along the arc of a 356.00 foot radius curve to the left 56.40 feet (chord bears South  $67^{\circ}52'21''$  West 56.34 feet); thence along the arc of a 20.00 foot radius curve to the right 31.09 feet (chord bears North  $72^{\circ}07'39''$  West 28.06 feet); thence along the East line of State Street along the arc of a 2798.79 foot radius curve to the right 195.96 feet (chord bears North  $25^{\circ}34'57''$  West 195.92 feet); thence North  $73^{\circ}47'44''$  East along a block wall 51.39 feet; thence South  $88^{\circ}17'18''$  East along the South side of a building 115.23 feet to the point of beginning.

PARCEL 2:

Beginning North  $89^{\circ}22'43''$  West along the Section Line 1167.07 feet and South 462.49 feet from the East Quarter Corner of Section 26, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence South along the East Wall of an existing building 149.18 feet; thence West 7 feet; thence North 149.18 feet; thence East 7 feet to the point of beginning.