

Mail Recorded Deed and Tax Notice To:
Walton Lane Townhomes QOZB, LLC
45 East Center Street, Suite 103
North Salt Lake, UT 84054

ENT 184739:2020 PG 1 of 4
Jeffery Smith
Utah County Recorder
2020 Nov 20 01:01 PM FEE 40.00 BY SS
RECORDED FOR Cottonwood Title Insurance Agency, Inc.
ELECTRONICALLY RECORDED



COTTONWOOD
TITLE

File No.: 129316-CAB

WARRANTY DEED

Smart Town, LLC, a Utah limited liability company

GRANTOR(S) of Murray, State of Utah, hereby Conveys and Warrants to

Walton Lane Townhomes QOZB, LLC, a Utah limited liability company

GRANTEE(S) of North Salt Lake, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 13-059-0113 and 13-062-0090 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2020 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

Dated this 20th day of November, 2020.

Smart Town, LLC, a Utah limited liability
company

BY:



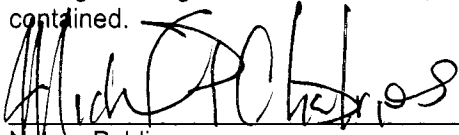
A handwritten signature in black ink, appearing to read 'Arvil E Swaney', is written over a horizontal line. The signature is stylized and cursive.

Arvil E Swaney
Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On the 20th day of November, 2020, personally appeared before me Arvil E Swaney, who acknowledged themselves to be the Manager of Smart Town, LLC, a Utah limited liability company, and that they, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.



Notary Public



EXHIBIT A
PROPERTY DESCRIPTION

Beginning at a point that is located on a bounds of the R.O.W. of Quality Drive, said point is located North 89°35'45" West 930.01 feet along section line and South 100.84 feet from the Southeast corner of Section 24, Township 5 South, Range 1 East, Salt Lake Base and Meridian (said corner is retraced via Witness monument and county survey records. The basis of bearing is the NAD 83 State Plane Coordinate System, Central Zone); thence along said R.O.W. North 89°48'07" West a distance of 397.69 feet to a boundary and represented by a survey Surveying Associates, on file within Utah Counties' Survey records as File # 91-65; thence along described survey the following 2 courses: North 00°29'02" East a distance of 140.43 feet; thence North 00°30'38" East a distance of 22.57 feet; thence North 09°35'42" East a distance of 131.64 feet; thence South 89°48'07" East a distance of 373.82 feet; thence South 00°06'23" East a distance of 292.88 feet to the point of beginning.

Tax Id No.: 13-059-0113 and 13-062-0090