

Mail Tax notice to:  
Grantee  
3471 South 3530 East  
Salt Lake City, UT 84109  
MNT File No.: 81228  
Tax ID No.: 21-25-176-004

13582508  
3/1/2021 1:14:00 PM \$40.00  
Book - 11127 Pg - 8614-8615  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
METRO NATIONAL TITLE  
BY: eCASH, DEPUTY - EF 2 P.

## WARRANTY DEED

E.G. Utah, LLC

**GRANTOR** of Midvale, State of Utah, hereby CONVEYS and WARRANTS TO:

218 E Edith, LLC, a Utah limited liability company, as to an undivided 50% interest and Eliason Equities, LLC, a Utah limited liability company, as to an undivided 50% interest

**GRANTEE** of 3471 South 3530 East, Salt Lake City, UT 84109 for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Salt Lake County, State of Utah:

Beginning at a point on the South right-of-way line of 7200 South Street (Sugar Street), said point being South 1325.1 feet; thence West 113.85 feet and North 87°13'58" West 80.1 feet from the North Quarter corner Section 25, Township 2 South, Range 1 West, Salt Lake Base and Meridian; thence South 226.08 feet; thence West 130.00 feet; thence North 108.00 feet; thence East 13.00 feet; thence North 105.71 feet to the South right-of-way line of 7200 South Street; thence North 81°08' East 89.30 feet along said right-of-way line; thence South 87°13'58" East 28.80 feet to the point of beginning.

**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.

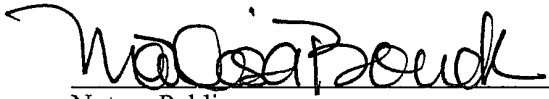
**WITNESS**, the hand(s) of said grantor(s), on this 26<sup>th</sup> day of February, 2021.

E.G Utah, LLC

  
By: Edward Golub  
Its: Managing Member

State of Utah, County of Salt Lake )ss:

On this date, February 26, 2021, personally appeared before me Edward Golub, who being by me duly sworn did say that he is a Managing Member of E.G. Utah, LLC, 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 of Organization and/or Operating Agreement and said Edward Golub acknowledged to me that said limited liability company executed same.

  
Notary Public

