

MAIL TAX NOTICE TO
Grantee(s)
7103 S. Redwood Road #347
West Jordan, UT 84084
File Number: SS-22-4613

13974292 B: 11350 P: 7045 Total Pages: 2
06/23/2022 01:56 PM By: slang Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: STEED TITLE INSURANCE AGENCY
6995 S UNION PARK CTRMIDVALE, UT 840476087

Special Warranty Deed

GRANTOR(S): 352 West Van Buren, LLC

Of Salt Lake County, Utah, hereby CONVEY(S) and WARRANT(S) against all claiming by, through or under it, and against acts of itself, to:

GRANTEE(S): Utah Fiduciaries, LLC, a Utah limited liability company, as Trustee of the Salt Lake Property Trust, dated 3/3/2022

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Salt Lake County**, State of Utah:

A PARCEL OF LAND BEING A PORTION OF THE LANDS DESCRIBED IN THAT WARRANTY DEED RECORDED MARCH 28, 1986, AS ENTRY NO. 4220972, IN BOOK 5749 AT PAGE 2224, ON FILE AT THE OFFICE OF THE SALT LAKE COUNTY RECORDER AND ALSO IN THAT QUIT CLAIM DEED RECORDED SEPTEMBER 22, 1998, AS ENTRY NO. 7093858, IN BOOK 8100, AT PAGE 1115, ON FILE AT THE OFFICE OF THE SALT LAKE COUNTY RECORDER. SAID PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 10.00 FEET EASTERLY OF THE SOUTHEAST CORNER OF LOT 2, STEWART'S ADDITION, A SUBDIVISION OF LOT 18, BLOCK 9, FIVE ACRE PLAT "A", RECORDED SEPTEMBER 16, 1890 AS ENTRY NO. 27614, ON FILE AT THE OFFICE OF THE SALT LAKE COUNTY RECORDER, SAID POINT BEING NORTH 00°01'06" EAST 18.52 FEET ALONG THE MONUMENT LINE AND NORTH 89°54'13" WEST 42.00 FEET TO THE SOUTHEAST CORNER OF STEWART'S ADDITION AND NORTH 89°54'13" WEST 320.23 FEET ALONG THE NORTHERLY RIGHT OF WAY LINE OF VAN BUREN AVENUE FROM THE STREET MONUMENT AT THE INTERSECTION OF VAN BUREN AVENUE AND 300 WEST STREET; AND RUNNING THENCE NORTH 89°54'13" WEST 182.13 FEET ALONG SAID NORTHERLY RIGHT OF WAY LINE TO A FENCELINE; THENCE NORTH 00°35'09" WEST 144.87 FEET ALONG SAID FENCELINE; THENCE NORTH 03°24'16" WEST 34.74 FEET ALONG SAID FENCELINE TO THE EASTERLY LINE OF THAT RECORD OF SURVEY DATED MARCH 13, 2001, ON FILE AT THE OFFICE OF SALT LAKE COUNTY SURVEYOR AS INDEX NO. S01-01-0015 (SAID EASTERLY LINE BEING THE HISTORICAL RAILROAD RIGHT OF WAY LINE); THENCE NORTH 47°48'21" EAST 61.94 FEET ALONG SAID EASTERLY LINE TO THE SOUTHERLY RIGHT OF WAY LINE OF ANDREW AVENUE; THENCE SOUTH 89°54'13" EAST 184.89 FEET ALONG SAID SOUTHERLY RIGHT OF WAY LINE TO THE NORTHEAST CORNER OF LOT 34 OF SAID STEWART'S ADDITION SUBDIVISION; THENCE SOUTH 00°01'06" WEST 148.58 FEET TO THE SOUTHEAST

CORNER OF SAID LOT 34; THENCE NORTH 89°54'13" WEST 38.54 FEET ALONG AN EXISTING 16.50 FOOT ALLEY TO A SOUTHWEST CORNER OF LOT 34; THENCE SOUTH 00°01'06" WEST 16.50 FEET ALONG THE WESTERLY LINE OF SAID ALLEY; THENCE NORTH 89°54'13" WEST 6.49 FEET ALONG THE NORTHERLY LINE OF LOT 1 OF SAID STEWART'S ADDITION SUBDIVISION; THENCE SOUTH 00°01'06" WEST 56.13 FEET TO THE POINT OF BEGINNING.

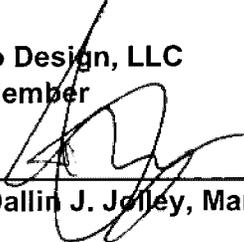
Parcel Identification No. 15-13-178-010-0000

WITNESS, the hand(s) of the Grantor(s), this 21 day of June, 2022.

352 West Van Buren, LLC

By: 
Blake Ballard, Manager

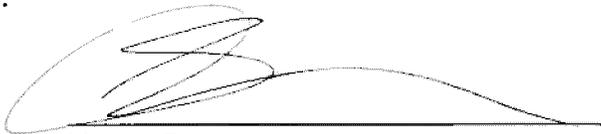
Hikko Design, LLC
Its: Member

By: 
Dallin J. Jolley, Manager

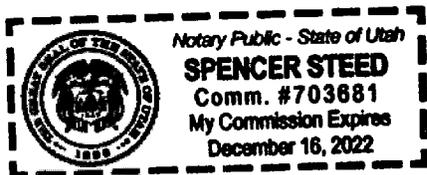
State of Utah }
County of Salt Lake}

On this 21 day of June, 2022, personally appeared before me, **Blake Ballard, Manager of 352 West Van Buren, LLC and Dallin J. Jolley, Manager of Hikko Design, LLC, Member of 352 West Van Buren, LLC**, the signers of the above instrument, who duly acknowledged before me that they executed the same.

Witness my hand and official seal



Notary Public



MAIL TAX NOTICE TO

Grantee
7103 S Redwood Road #347
West Jordan, UT 84084
File Number: SS-22-4377

13979403 B: 11353 P: 5607 Total Pages: 2
07/01/2022 01:45 PM By: slang Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: STEED TITLE INSURANCE AGENCY
6995 S UNION PARK CTRMIDVALE, UT 840476087

Warranty Deed

GRANTOR(S): IJDM Enterprises LLC, a Utah Limited Liability Company

hereby CONVEY(S) and WARRANT(S) to:

GRANTEE(S): Utah Fiduciaries, LLC, a Utah limited liability company, as Trustee of the Salt Lake Property Trust, dated 3/3/2022

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Salt Lake** County, State of Utah:

All of Lot 35 Stewart's Addition, according to the Official Plat on file with the Salt Lake County, Utah Recorder

(Tax Serial No. 15-13-251-001).

SUBJECT TO County Taxes and Assessments not delinquent, Easements, Rights of Way, Covenants Conditions and Restrictions now of record.

WITNESS, the hand(s) of the Grantor(s), this 1st day of July, 2022.

IJDM Enterprises LLC, a Utah Limited Liability Company

By:

Wilford Cannon, Manager

Wilford Cannon ~~Signature~~ *Manager*

State of Utah }

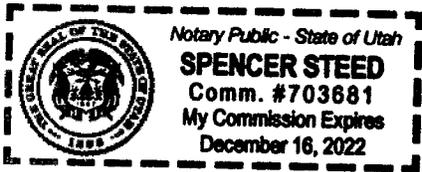
County of Salt Lake}

On this 1 day of ^{July} ~~June~~, 2022, personally appeared before me, **IJDM Enterprises LLC, a Utah Limited Liability Company**, the signer(s) of the above instrument, who duly acknowledged before me that he/she/they executed the same.

Witness my hand and official seal

Spencer Steed

Notary Public



RECORDING REQUESTED BY:
Integrated Title Insurance Services, LLC
(801)307-0160

13974101 B: 11350 P: 6144 Total Pages: 2
06/23/2022 11:24 AM By: adavis Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: INTEGRATED TITLE INSURANCE SERVICES, LLC (MAIN)
1092 E SOUTH UNION AVEMIDVALE, UT 840472902

WHEN RECORDED, MAIL TAX NOTICE TO:
Grantee
7103 S Redwood Road, #347
Salt Lake City, UT 84115

WARRANTY DEED

ITS File No.: 91825
PIN: 15-13-251-003 & 15-13-251-004

949 WEST QUAYLE, LLC, a Utah limited liability company, Grantor,

of Salt Lake City, County of Salt Lake, State of Utah, hereby CONVEY and WARRANT to

**UTAH FIDUCIARIES, LLC, a Utah limited liability company, as Trustee of THE SALT LAKE
PROPERTY TRUST dated 3/3/2022, Grantee,**

of Salt Lake City, County of Salt Lake, State of Utah, for the sum of TEN AND NO/100-----
DOLLARS, and other good and valuable considerations the following described tract of land in Salt Lake
County, State of Utah, to-wit:

Lots 37 and 38, STEWART'S ADDITION, according to the official plat thereof, as recorded in the office of
the Salt Lake County Recorder.

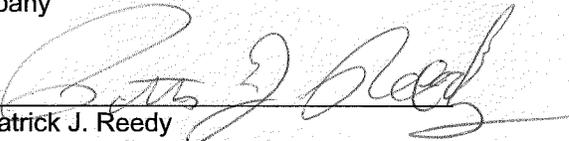
Less and Excepting therefrom the following described parcel: Beginning at the Northeast corner of Lot 37,
Stewarts Addition, a subdivision of part of Block 9, Five Acre Plat "A", Big Field Survey, and running
thence South 00°01'06" East 99.0 feet; thence West 15.0 feet; thence North 00°01'06" West 99.0 feet;
thence East 15.0 feet to the point of beginning.

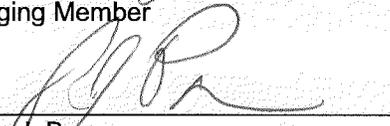
Parcel Identification No. 15-13-251-003 and 15-13-251-004.

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of
record.

WITNESS the hand of said grantor, this 15th day of June, 2022.

949 WEST QUAYLE, LLC, a Utah limited liability company

BY: 
Patrick J. Reedy
Managing Member

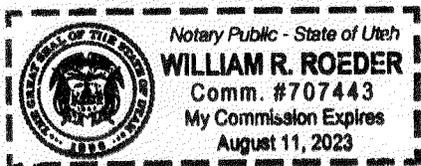
BY: 
Shawn J. Barr
Managing Member

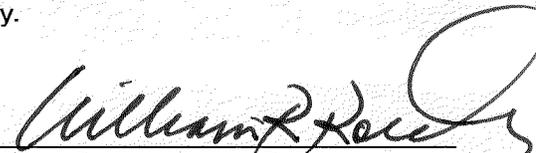
STATE OF UTAH

ss.

COUNTY OF SALT LAKE

On the 15th of June, 2022, personally appeared before me Patrick J. Reedy and Shawn J. Barr who being duly sworn did say that they are the Managing Members of 949 WEST QUAYLE, LLC, a Utah limited liability company and that said instrument was signed in behalf of said limited liability company by authority and said Patrick J. Reedy and Shawn J. Barr acknowledged to me that they, as such Managing Members, executed the same in the name of the limited liability company.




Notary Public - William R. Roeder

Commission Expires: 8/11/2023
Commission No.: 707443

MAIL TAX NOTICE TO
Grantee(s)
7103 S. Redwood Road #347
West Jordan, UT 84084
File Number: SS-22-4375

13974003 B: 11350 P: 5678 Total Pages: 2
06/23/2022 09:54 AM By: slang Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: STEED TITLE INSURANCE AGENCY
6995 S UNION PARK CTRMIDVALE, UT 840476087

Special Warranty Deed

GRANTOR(S): Blake E. Ballard and Dallin J. Jolley

Of Salt Lake County, Utah, hereby CONVEY(S) and WARRANT(S) against all claiming by, through or under it, and against acts of itself, to:

GRANTEE(S): Utah Fiduciaries, LLC, a Utah limited liability company, as Trustee of the Salt Lake Property Trust, dated 3/3/2022

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Salt Lake County**, State of Utah:

Beginning at the Southeast corner of Lot 1, STEWART'S ADDITION, a subdivision of Lot 18, in Block 9, Five Acre Plat "A", Big Field Survey, and running thence North 56.1 feet; thence West 320 feet; thence South 56.1 feet; thence East 320 feet to the place of beginning.

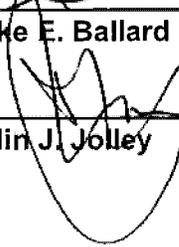
Less and Excepting therefrom: Beginning at the Southeast corner of Lot 1, Stewart's Addition, a subdivision of part of Block 9, Five Acre Plat "A", Big Field Survey, and running thence West 15.0 feet; thence North 00°01'06" West 56.1 feet; thence East 15.0 feet; thence South 00°01'06" East 56.1 feet to the point of beginning.

Parcel Identification No. 15-13-251-006

WITNESS, the hand(s) of the Grantor(s), this 21st day of June, 2022.



Blake E. Ballard

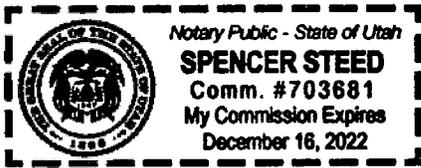


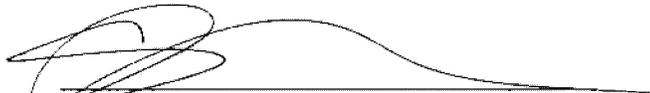
Dallin J. Jolley

State of Utah }
County of Salt Lake}

On this 21 day of June, 2022, personally appeared before me, **Blake E. Ballard and Dallin J. Jolley**, the signer(s) of the above instrument, who duly acknowledged before me that they executed the same.

Witness my hand and official seal





Notary Public

MAIL TAX NOTICE TO

Grantee
7103 S Redwood Road #347
West Jordan, UT 84084
File Number: SS-22-4313

13979395 B: 11353 P: 5536 Total Pages: 2
07/01/2022 01:43 PM By: ggasca Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: STEED TITLE INSURANCE AGENCY
6995 S UNION PARK CTRMIDVALE, UT 840476087

Warranty Deed

GRANTOR(S): Zooms Enterprises, LLC, a Utah Limited Liability Company

hereby CONVEY(S) and WARRANT(S) to:

GRANTEE(S): Utah Fiduciaries, LLC, a Utah limited liability company, as Trustee of the Salt Lake Property Trust, dated 3/3/2022

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Salt Lake** County, State of Utah:

Lots 36 and 39, STEWART'S ADDITION, a subdivision of Lot 18, Block 9, Five Acre Plat "A", Big Field Survey, according to the official plat thereof, recorded in the office of the Salt Lake County Recorder.

Less the following portion: Beginning at the Northeast corner of Lot 39, Stewart's Addition, a subdivision of part of Block 9, Five Acre Plat "A", Big Field Survey, and running thence South 0°01'06" East 49.5 feet; thence West 15.0 feet; thence North 0°01'06" West 49.5 feet; thence East 15.0 feet to the point of beginning.

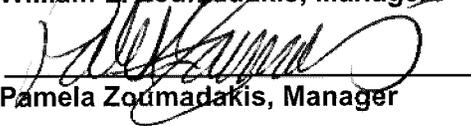
Tax ID No.: 15-13-251-007-0000

SUBJECT TO County Taxes and Assessments not delinquent, Easements, Rights of Way, Covenants Conditions and Restrictions now of record.

WITNESS, the hand(s) of the Grantor(s), this 30th day of June, 2022.

Zooms Enterprises, LLC, a Utah Limited Liability Company

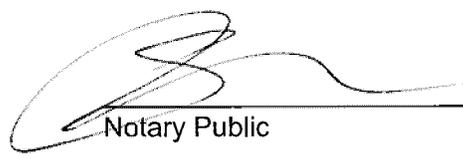
By: 
William L. Zoumadakis, Manager

By: 
Pamela Zoumadakis, Manager

State of Utah }
County of Salt Lake}

On this 30th day of June, 2022, personally appeared before me, **Zooms Enterprises, LLC, a Utah Limited Liability Company**, the signer(s) of the above instrument, who duly acknowledged before me that they executed the same.

Witness my hand and official seal



Notary Public

