

AFTER RECORDING RETURN TO:

Burton and Main Street LLC
108-18 Queens Blvd, Suite 302
Forest Hills, NY 11375

Parcel No. 15-24-282-023
15-24-282-013
15-24-282-028

MNT: 77085

13878013 B: 11299 P: 1314 Total Pages: 3
01/27/2022 01:45 PM By: dsalazar Fees: \$40.00
SWD- SPECIAL WARRANTY DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: METRO NATIONAL TITLE
345 EAST BROADWAYSALT LAKE CITY, UT 84111

SPECIAL WARRANTY DEED

Raffi Daghlian, an individual, and Madlen Daghlian, as Successor Trustee of The Raffi Daghlian Family Trust under the provisions of the Trust Agreement dated March 1, 2019, as their interests may appear (collectively, "Grantor"), in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, hereby conveys and warrants against all claiming by, through or under Grantor, to BURTON AND MAIN STREET LLC, a Utah limited liability company ("Grantee"), having an address at 108-18 Queens Boulevard, Suite 302, Forest Hills, NY 11375, the following described tract of land located in Salt Lake County, State of Utah:

Parcel 1

Beginning 13.62 feet East from Northwest corner of Lot 26, Block 3, Burton Place; thence Southeasterly 37 feet; thence West 89.25 feet; thence North 37 feet; thence East 89.22 feet to Beginning.

Parcel 2

Lots 80, 81 and 82, and the West 13.55 feet of Lot 83, Block 3, Burton Place, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.

Parcel 3

Lots 76, 77, 78, 79, Block 3, Burton Place, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.

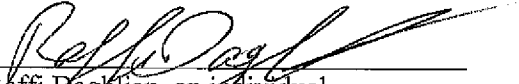
TOGETHER WITH all easements, improvements, fixtures, rights, tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining thereto; and together with all improvements located thereon.

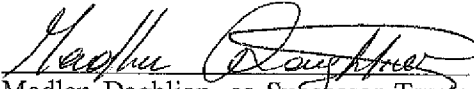
SUBJECT ONLY TO: (i) current taxes and assessments; and (ii) all matters of record other than monetary liens.

[Signature Page Follows]

IN WITNESS WHEREOF, Grantor executed this Special Warranty Deed this 26 day of January, 2022.

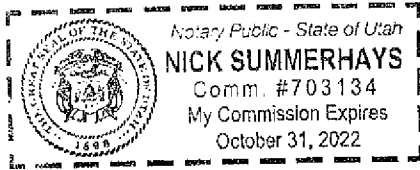
GRANTOR:



Raffi Daghljan, an individual


Madlen Daghljan, as Successor Trustee of The Raffi Daghljan Family Trust under the provisions of the Trust Agreement dated March 1, 2019

STATE OF UTAH)
)ss:
COUNTY OF Salt Lake)

The foregoing instrument was acknowledged before me this 26 day of January, 2022, by Raffi Daghljan.





Notary Public

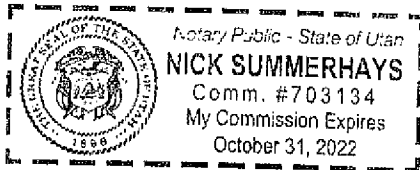
~~STATE OF UTAH)
)ss:
COUNTY OF _____)~~


~~The foregoing instrument was acknowledged before me this ____ day of _____, 2022, by Madlen Daghljan.~~

Notary Public

STATE OF UTAH)
)ss:
COUNTY OF Salt Lake)

The foregoing instrument was acknowledged before me this 26 day of January, 2022, by Madlen Daghlian, as Successor Trustee of The Raffi Daghlian Family Trust under the provisions of the Trust Agreement dated March 1, 2019.





Notary Public