



ENT 121291:2022 PG 1 of 3  
**Andrea Allen**  
**Utah County Recorder**  
2022 Nov 30 01:14 PM FEE 40.00 BY AR  
RECORDED FOR Trident Title Insurance Agency, LLC  
ELECTRONICALLY RECORDED

Prepared By Trident Title Insurance  
Agency, LLC  
98371-22

After Recording Mail Tax Notice To:  
351 West 785 North  
Vineyard, UT 84059

Space Above This Line for Recorder's Use

**WARRANTY DEED**

**Converge Capital Partners, LLC**

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

**Peloton Partners, LLC, a Utah Limited Liability Company**

GRANTEE(S), of 351 West 785 North, Vineyard, UT 84059

hereby CONVEYS AND WARRANTS 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 thereto, being subject, however, to easements, rights of way, restrictions, etc., of record or enforceable in law or equity.

**Tax Serial No. 45-733-0010**

Witness our hands on 30<sup>th</sup> day of November, 2022

Converge Capital Partners, LLC, A Utah Limited Liability Company

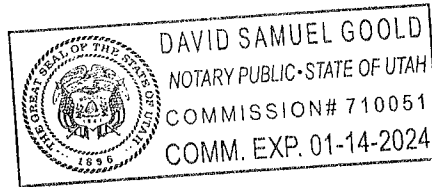
By: [Signature]  
Eric Slaugh, Manager

STATE OF UTAH  
COUNTY OF UTAH

On this 30<sup>th</sup> day of November, 2022, before me, a notary public, personally appeared Eric Slaugh, Manager of Converge Capital Partners, LLC, A Utah Limited Liability Company, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they executed the same.

Witness my hand and official seal

[Signature]  
Notary Public



**EXHIBIT A**

Property 1:

UNIT 304, BUILDING II, LAKEFRONT @ VINEYARD TOWN CENTER, PHASE 2D 7th SUPPLEMENTAL CONDOMINIUMS, AS THE SAME IS IDENTIFIED IN THE RECORDED SURVEY MAP IN UTAH COUNTY, UTAH, AS ENTRY NO. 108714:2020 AND MAP FILING NO. 17178 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED) AND IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN UTAH COUNTY, UTAH, AS ENTRY NO. 84264:2019 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED).

ALSO UNIT 304 (GARAGE), BUILDING II, LAKEFRONT @ VINEYARD TOWN CENTER, PHASE 2D 7th SUPPLEMENTAL CONDOMINIUMS, AS THE SAME IS IDENTIFIED IN THE RECORDED SURVEY MAP IN UTAH COUNTY, UTAH, AS ENTRY NO. 108714:2020 AND MAP FILING NO. 17178 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED) AND IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN UTAH COUNTY, UTAH, AS ENTRY NO. 84264:2019 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED).

TOGETHER WITH THE UNDIVIDED OWNERSHIP INTEREST IN SAID PROJECT'S COMMON AREA AS ESTABLISHED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND ALLOWING FOR PERIODIC ALTERATION BOTH IN THE MAGNITUDE OF SAID UNDIVIDED INTEREST AND IN THE COMPOSITION OF THE COMMON AREAS AND FACILITIES TO WHICH SAID INTEREST RELATES.