

Mail Tax Notices To:
Payson Townhomes, LLC
4609 South 2300 East, #101
Holladay, UT 84117
File No. BT-18917HUD

ENT 130210 : 2021 PG 1 of 2
Andrea Allen
Utah County Recorder
2021 Jul 26 12:30 PM FEE 40.00 BY SW
RECORDED FOR Bartlett Title Insurance Agency, Inc.
ELECTRONICALLY RECORDED

Space above this line for Recording Data

WARRANTY DEED

South Haven Farms, LC, a Utah and limited liability company GRANTOR(S)
of Pleasant Grove, County of Utah, State of Utah

Hereby Convey(s) and Warrant(s) to

Payson Townhomes, LLC, a Utah limited liability company GRANTEE(S)
of Holladay, County of Salt Lake, State of Utah

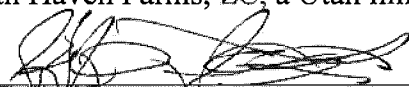
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE
CONSIDERATION, THE FOLLOWING DESCRIBED TRACT OF LAND IN UTAH COUNTY,
STATE OF UTAH, to-wit:

See Exhibit "A" attached hereto and by this reference made a part thereof

Subject to any and all existing restrictions, exceptions, reservations, easements, rights-of-way, conditions, and covenants of whatever nature, whether or not filed for record, and is expressly subject to all municipal, city, county, and state zoning laws and other ordinances, regulations, and restrictions, including statutes and other laws of municipal, county, or other governmental authorities applicable to and enforceable against the premises described herein. Also subject to General Property Taxes for 2021 and thereafter.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS 26th day of July, 2021.

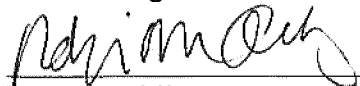
South Haven Farms, LC, a Utah limited liability company



Jeffrey Southard, Manager

State of Utah)
 :SS
County of Utah)

On the 26th day of July, 2021, personally appeared before me Jeffrey Southard who being by me duly sworn did say for himself that the said Jeffrey Southard is a Manager of South Haven Farms, L.C., a Utah limited liability company, and that the within and foregoing instrument was signed in behalf of said Limited Liability Company and said Jeffrey Southard, duly acknowledged to me that said Limited Liability Company executed the same.



Notary Public
My commission expires: 6-3-22

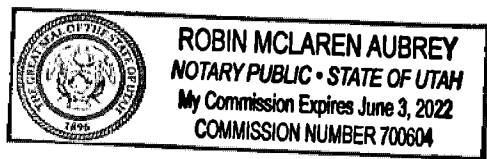


EXHIBIT "A"

A PORTION OF LOT 4, SOUTH HAVEN FARMS SUBDIVISION, TO BE KNOWN AS LOT 2, SOUTH HAVEN FARMS SUBDIVISION PLAT "B", MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING AN AMENDMENT OF LOT 4 SOUTH HAVEN FARMS SUBDIVISION (ENTRY # 72496:2020) ALSO BEING DESCRIBED AS A PARCEL OF LAND LOCATED IN THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 9 SOUTH, RANGE 2 EAST SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS. BEGINNING AT A FOUND BRASS CAP MARKING THE SOUTHWEST CORNER OF SAID SECTION 10, THENCE N.00°22'32"W. ALONG THE SECTION LINE A DISTANCE OF 506.82 FEET; THENCE EAST A DISTANCE OF 602.49 FEET TO THE REAL POINT OF BEGINNING. THENCE N.00°17'13"E A DISTANCE OF 569.58 FEET; THENCE N.89°45'51"E. A DISTANCE OF 362.43 FEET; THENCE N.0°00'00" E, 187.55 FEET; THENCE N.90°0'00"W. 203.96 FEET; THENCE S.00°10'07"W. A DISTANCE OF 362.87 FEET TO A POINT OF CURVATURE OF A 24.00-FOOT RADIUS TANGENT CURVE TO THE RIGHT; THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE, 37.77 FEET, HAVING A CENTRAL ANGLE OF 90°10'39" AND A CHORD THAT BEARS S.45°15'27"W. A DISTANCE OF 33.99 FEET N.89°39'14"W. A DISTANCE OF 544.06 FEET TO THE REAL POINT OF BEGINNING.