

Mail Recorded Deed and Tax Notice To:
Salisbury Homes, L.L.C., a Utah limited liability company
494 West 1300 North
Springville 84663

ENT 131004:2021 PG 1 of 3
Andrea Allen
Utah County Recorder
2021 Jul 27 11:41 AM FEE 40.00 BY SW
RECORDED FOR Cottonwood Title Insurance Agency, Inc
ELECTRONICALLY RECORDED



File No.: 146865-TOF

WARRANTY DEED

Salisbury Homes, L.L.C., a Utah limited liability company

GRANTOR(S) of Springville, State of Utah, hereby Conveys and Warrants to

Salisbury Developers, Inc

GRANTEE(S) of Springville, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO


TAX ID NO.: 27-011-0101 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2021 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this ^{26th} ~~29th~~ day of July, 2021.

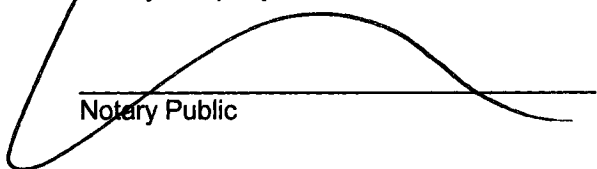
Salisbury Homes, L.L.C., a Utah limited liability company

BY: 
Rick M. Salisbury
Manager

STATE OF UTAH

COUNTY OF UTAH

On this ^{26th} ~~29th~~ day of July, 2021, before me, personally appeared Rick M. Salisbury, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Salisbury Homes, L.L.C., a Utah limited liability company.


Notary Public

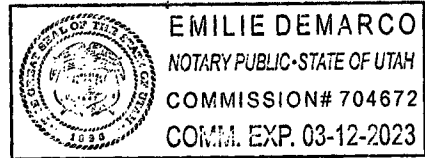


EXHIBIT A
Legal Description

PROPOSED LEGACY FARMS - PHASE S3 A SALISBURY DEVELOPMENT, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT IS N.00°16'07"W. ALONG THE SECTION LINE 341.92 FEET AND WEST 1387.92 FEET FROM THE EAST 1/4 CORNER OF SECTION 17, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE & MERIDIAN; THENCE, S 07°37'48" E FOR A DISTANCE OF 100.04 FEET TO A POINT ON A LINE THENCE, S 00°00'00" W FOR A DISTANCE OF 42.11 FEET TO A POINT ON A LINE THENCE, N 90°00'00" W FOR A DISTANCE OF 123.44 FEET TO THE BEGINNING OF A CURVE, SAID CURVE TURNING TO THE LEFT THROUGH 13°16'37.8", HAVING A RADIUS OF 990.00 FEET, AND WHOSE LONG CHORD BEARS S 83°21'41" W FOR A DISTANCE OF 228.90 FEET TO THE BEGINNING OF A NON-TANGENTIAL CURVE, SAID CURVE TURNING TO THE LEFT THROUGH AN ANGLE OF 02°05'41.8", HAVING A RADIUS OF 570.00 FEET, AND WHOSE LONG CHORD BEARS N 30°40'46" W FOR A DISTANCE OF 20.84 FEET TO A POINT OF INTERSECTION WITH A NON-TANGENTIAL LINE THENCE, S 58°16'23" W FOR A DISTANCE OF 60.00 FEET TO A POINT ON A LINE THENCE, S 58°57'08" W FOR A DISTANCE OF 104.49 FEET TO THE BEGINNING OF A NON-TANGENTIAL CURVE, SAID CURVE TURNING TO THE LEFT THROUGH AN ANGLE OF 20°41'06", HAVING A RADIUS OF 406.50 FEET, AND WHOSE LONG CHORD BEARS N 41°03'56" W FOR A DISTANCE OF 145.96 FEET THENCE, N 51°24'20" W FOR A DISTANCE OF 339.15 FEET TO A POINT ON A LINE THENCE, N 38°35'40" E FOR A DISTANCE OF 476.92 FEET TO A POINT ON A LINE THENCE, S 51°24'20" E FOR A DISTANCE OF 109.99 FEET TO A POINT ON A LINE THENCE, S 25°07'13" E FOR A DISTANCE OF 66.92 FEET TO A POINT ON A LINE THENCE, S 51°24'20" E FOR A DISTANCE OF 200.00 FEET TO A POINT ON A LINE THENCE, S 65°39'19" E FOR A DISTANCE OF 61.90 FEET TO A POINT ON A LINE THENCE S 51°24'20" E A DISTANCE OF 287.97 FEET TO THE POINT OF BEGINNING.