

Mail Tax notice to:
Grantee
6965 South Union Park Ctr., Ste 260
Cottonwood Heights, UT 84047
MNT File No.: 75168
Tax ID No.: 32-13-226-004; 32-13-226-005
32-13-226-009 through 016
32-13-226-018 through 023
32-13-226-025 through 031

13256191
4/28/2020 3:33:00 PM \$64.00
Book - 10935 Pg - 2250-2251
RASHELLE HOBBS
Recorder, Salt Lake County, UT
METRO NATIONAL TITLE
BY: eCASH, DEPUTY - EF 2 P.

SPECIAL WARRANTY DEED

Rosecrest Communities, LLC, a Utah limited liability company

GRANTOR of Midvale, State of Utah, hereby CONVEYS and WARRANTS against any and all claiming by through or under them./him/her/it only to:

Sage Homes, LLC

GRANTEE of 6965 South Union Park Ctr., Ste 260, Cottonwood Heights, UT 84047 for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract(s) of land in Salt Lake County, State of Utah:

Lots 3, 4, 8, 9, 10, 11, 12, 13, and 14, ROSECREST PLAT Z PHASE 1, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.

TOGETHER WITH a right and easement of use and enjoyment in and to the Common Areas described, and as provided for, in said Declaration of Covenants, Conditions, and Restrictions, which include, without limitation, an easement for vehicular ingress and egress over and across said Common Areas to and from said Lot to a physically open and legally dedicated public street.

And

Lots 15 through 20, inclusive, and Lots 23 through 29, inclusive, ROSECREST PLAT Z PHASE 2, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.

TOGETHER WITH a right and easement of use and enjoyment in and to the Common Areas described, and as provided for, in said Declaration of Covenants, Conditions, and Restrictions, which include, without limitation, an easement for vehicular ingress and egress over and across said Common Areas to and from said Lot to a physically open and legally dedicated public street.

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

WITNESS, the hand(s) of said Grantor, this April 28, 2020

ROSECREST COMMUNITIES, LLC, a
Utah limited liability company

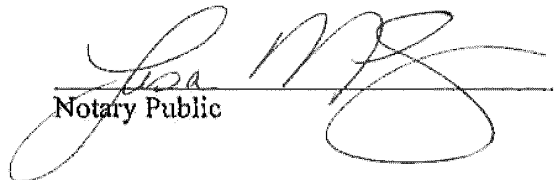
By: RE Management, L.L.C., a
Utah limited liability company
in its capacity as Manager

By: _____


Name: Greg Taylor
Its: Manager

STATE of Utah, County of Salt Lake) ss.

On this date, April 28, 2020, personally appeared before me Greg Taylor, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same in his capacity as the Manager of RE Management, L.L.C., a Utah limited liability company and who further acknowledged that said limited liability company executed the same in its capacity as the Manager of Rosecrest Communities, LLC, a Utah limited liability company.



Notary Public

