WHEN RECORDED MAIL TO AND MAIL TAX STATEMENTS TO: Holmes Jordan Bluffs, LLC 126 W. Sego Lily Drive, Suite 250 Sandy, Utah 84070

13371223 8/24/2020 4:57:00 PM \$40.00 Book - 11004 Pg - 9626-9628 RASHELLE HOBBS Recorder, Salt Lake County, UT MERIDIAN TITLE BY: eCASH, DEPUTY - EF 3 P.

MTC: 289670

Parcel Identification Number: 21-35-426-003

(Space Above For Recorder's Use)

SPECIAL WARRANTY DEED

For valuable consideration, the receipt and sufficiency of which is acknowledged, GARDNER JORDAN BLUFFS, L.C., a Utah limited liability company ("Grantor"), whose address is 201 South Main Street, Suite 2000, Salt Lake City, Utah, 84111, hereby conveys and warrants to HOLMES JORDAN BLUFFS, LLC, a Utah limited liability company ("Grantee"), whose address is 126 W. Sego Lily Drive, Suite 250, Sandy, Utah 84070, against all claiming by, through, or under Grantor, but not otherwise, that certain real property ("Property") located in the County of Salt Lake, State of Utah, described on Exhibit A attached hereto and by this reference incorporated herein.

The foregoing conveyance is subject to all matters of record and all matters which may be disclosed by an accurate survey of the Property.

Dated this 2014 day of August, 2020

[signature page follows]

GRANTOR:

GARDNER JORDAN BLUFFS, L.C., a Utah limited liability company, by its manager

KC Gardner Company, L.C., a Utah limited liability company

By:

Name: Chola Go

Title: Manager

STATE OF UTAH) : ss. COUNTY OF SALT LAKE)

On this <u>2º</u> day of August, 2020, before me, the undersigned, personally appeared <u>CHUSTIAN</u> <u>Known</u> or identified to me to be a manager of KC Gardner Company, L.C., a Utah limited liability company, which is the manager of Gardner Jordan Bluffs, L.C., a Utah limited liability company, who executed the instrument on behalf of said limited liability company, and acknowledged to me that the limited liability company executed the same.

In witness whereof I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

NOTARY BUBLIC

Residing at: PAVIS COUNTY, UT

SONIA CORTEZ PEREZ

NOTARY PUBLIC - STATE OF UTAH
My Comm. Exp. 10/16/2020

Commission # 691238

EXHIBIT "A"

To

SPECIAL WARRANTY DEED

(Legal Description of the Real Property)

The Property referred to in the foregoing instrument is located in Salt Lake County, State of Utah, and is more particularly described as follows:

Lot 203, Jordan Bluffs Lot 2, 2nd Amended Subdivision, according to the plat thereof as recorded in the office of the Salt Lake County Recorder.