

Mail Recorded Deed & Tax Notice To:
GEM St, LLC
1111 Yellowstone Ave.
Pocatello, ID 83201



File No.: 184774-LMF

WARRANTY DEED

GEM ST, LLC, an Idaho limited liability company, who acquired title as GEM ST, LLC, an Idaho limited partnership,

GRANTOR(S), of Pocatello, State of Idaho, hereby conveys and warrants to

GEM St, LLC, an Idaho limited liability company,

GRANTEE(S), of Pocatello, State of Idaho

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.: 68-057-0101 through 68-057-0155 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

A handwritten signature in black ink, appearing to be the initials "AL" or similar, written in a cursive style.

Dated this 14TH day of February, 2025.

GEM ST, LLC, an Idaho limited liability company

BY: [Signature]
Gary A. Clark
Authorized Signer

STATE OF IDAHO

COUNTY OF BANNOCK

On this 14TH day of February, 2025, before me, personally appeared Gary A. Clark, 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 GEM ST, LLC, an Idaho limited liability company.

[Signature]
Notary Public

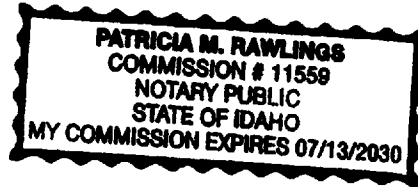


EXHIBIT A
Legal Description

Lots 101 through 155, inclusive, HERON'S LANDING PLAT 'A', according to the official plat thereof recorded April 7, 2022 as Entry No. 43702:2022 in the office of the Utah County Recorder.

LCU