

**RECORDING REQUESTED BY
AND WHEN RECORDED MAIL
DEED AND TAX STATEMENTS TO:**

**14055729 B: 11392 P: 4548 Total Pages: 4
12/22/2022 10:56 AM By: Mwestergard Fees: \$86.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: AMERICAN HOMES 4 RENT, LP
23975 PARK SORRENTOCALABASAS, CA 913024012**

AMH HB Daybreak Borrower, LLC
23975 Park Sorrento, Suite 300
Calabasas, California 91302
Attention: Legal Department

SPECIAL WARRANTY DEED

AMH HB DAYBREAK VENTURE, LLC, a Delaware limited liability company, with its principal office at 23975 Park Sorrento, Suite 300, Calabasas, County of Los Angeles, State of California (“**Grantor**”), for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) paid to Grantor and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby **CONVEY** and **WARRANT** against the acts of Grantor only to **AMH HB DAYBREAK BORROWER, LLC**, a Delaware limited liability company (“**Grantee**”), certain land being more particularly described in Exhibit A attached hereto and incorporated herein by reference (the “**Land**”), together with (i) all improvements, if any, located thereon, and (ii) all right, title and interest of Grantor (if any) in, to and under adjoining streets, rights of way and easements, **SUBJECT TO** all reservations contained in this Deed and all encumbrances of record, all building codes and other applicable laws, ordinances and governmental regulations affecting the Land and all other matters reasonably identifiable from an inspection or survey of the Land.

Grantor and Grantee agree that the provisions of Paragraph 10 of Exhibit B to that certain Deed dated October 16, 2002 from Kennecott Utah Copper Corporation, as grantor, to OM Enterprises Company, as grantee, recorded in the Official Records of Salt Lake County as Instrument No. 8442505, including, without limitation, the “Well Prohibition Covenant” [which prohibits drilling of water wells on the land] and the “Subsequent Transfer Covenant” [which requires that the Well Prohibition Covenant be inserted in all future deeds for such land] (as such terms are defined in such Paragraph 10), are hereby incorporated into this Deed and shall be binding on Grantee, its successors and assigns.

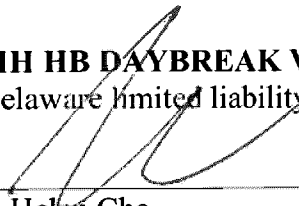
[Signatures on Following Page]

IN WITNESS WHEREOF, Grantor has caused its duly authorized representative to execute this instrument as of the date hereinafter written.

DATED: December 22, 2022

GRANTOR:

AMH HB DAYBREAK VENTURE, LLC,
a Delaware limited liability company



By: Helen Cho
Title: Vice President – Real Estate Transactions

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Los Angeles)

On 12/15/2022, before me, Pamela Kates, Notary Public, personally appeared Helen Cho, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Pamela Kates (Seal)

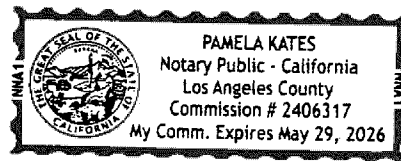


Exhibit A to Deed

Prop No.	Lot #	Address	APN
UT14359	229	11023 S Kitty Hawk Road	26-23-127-002-0000
UT14360	230	11031 S Kitty Hawk Road	26-23-127-003-0000
UT14361	231	11037 S Kitty Hawk Road	26-23-127-004-0000
UT14362	232	11043 S Kitty Hawk Road	26-23-127-005-0000
UT14363	233	11049 S Kitty Hawk Road	26-23-127-006-0000
UT14364	234	11052 S Stream Rock Road	26-23-127-007-0000
UT14365	235	11048 S Stream Rock Road	26-23-127-008-0000
UT14366	236	11046 S Stream Rock Road	26-23-127-009-0000
UT14367	237	11044 S Stream Rock Road	26-23-127-010-0000
UT14377	247	11074 S Stream Rock Road	26-23-127-028-0000
UT14378	248	11072 S Stream Rock Road	26-23-127-032-0000
UT14379	249	11068 S Stream Rock Road	26-23-127-025-0000
UT14380	250	11066 S Stream Rock Road	26-23-127-024-0000
UT14381	251	11064 S Stream Rock Road	26-23-127-023-0000
UT14382	252	11062 S Stream Rock Road	26-23-127-022-0000
UT14383	253	11058 S Stream Rock Road	26-23-127-021-0000
UT14384	254	11056 S Stream Rock Road	26-23-127-020-0000
UT14385	255	11054 S Stream Rock Road	26-23-127-019-0000
UT14389	259	11087 S Kitty Hawk Road	26-23-127-018-0000
UT14390	260	6106 W Arranmore Drive	26-23-142-001-0000
UT14391	261	6098 W Arranmore Drive	26-23-142-002-0000
UT14392	262	6094 W Arranmore Drive	26-23-142-003-0000
UT14393	263	6088 W Arranmore Drive	26-23-142-004-0000
UT14394	264	6082 W Arranmore Drive	26-23-142-005-0000
UT14395	265	6072 W Arranmore Drive	26-23-127-029-0000
UT14396	266	6062 W Arranmore Drive	26-23-127-030-0000
UT14397	267	11076 S Stream Rock Road	26-23-127-031-0000
UT14410	280	11086 S Trocadero Avenue	26-23-204-015-0000
UT14414	284	11093 S Blue Bayou Drive	26-23-205-004-0000
UT14415	285	11091 S Blue Bayou Drive	26-23-205-003-0000
UT14416	286	11089 S Blue Bayou Drive	26-23-205-002-0000
UT14417	287	11087 S Blue Bayou Drive	26-23-205-001-0000
UT14446	316	6062 W South Jordan Parkway	26-23-146-009-0000

[Legal description on next page]

Land Situated in the State of Utah, County of Salt Lake, described as follows:

Lots 229, 230, 231, 232, 233, 234, 235, 236, 237, 247, 248, 249, 250, 251, 252, 253, 254, 255, 259, 260, 261, 262, 263, 264, 265, 266, 267, 280, 284, 285, 286, 287, and 316 of DAYBREAK SOUTH MIXED USE PLAT 1, according to the Official Plat thereof as recorded in Plat Book 2020P, Page 89 in the Office of the Salt Lake County Recorder, State of Utah

Together with those easements appurtenant to the above described land as applicable, as set forth in the Master Development Agreement for the Kennecott Master Subdivision #1 Project recorded March 26, 2003 as Entry No. 8581557 in Book 8762 at Page 7103 of Official Records.

Together with those easements appurtenant to the above described land as applicable, as set forth in Covenant for Community for Daybreak executed February 25, 2004 by Kennecott Land Company, a Delaware corporation being recorded February 27, 2004 as Entry No. 8989517 in Book 8950 at Page 7722 of Official Records.

Together with those easements appurtenant to the above described land as applicable, as set forth in Declaration of Covenants, Conditions, and Restrictions for Daybreak Village recorded December 28, 2005 as Entry No. 9595794 in Book 9236 at Page 3899, as amended, restated and replaced by that certain Amended and Restated Declaration of Covenants, Conditions, and Restrictions for Daybreak Village recorded December 30, 2005 as Entry No. 9598233 in Book 9237 at Page 5395 and and by Assignment and Assumption of Declarant Rights under Amended and Restated Declaration of Covenants, Conditions and Restrictions for Daybreak Village recorded December 20, 2016 as Entry No. 12438479 in Book 10513 at Page 2277 of the Official Records.