

When recorded mail to (Tax Mailing Address):

Grantee
4879 E Skycrest Cir
Salt Lake City, UT 84108
MTC File No. 328950

WARRANTY DEED

Derek Anderson, GRANTOR(S), for good and valuable consideration, hereby
CONVEY(S) and WARRANT(S) to

A700, LLC, a Utah limited liability company,

as GRANTEE(S), the following real property located in Salt Lake County, State of Utah,
described as:

Parcel 1 [16-05-355-008]:

Beginning at the Northwest corner of Lot 4, Block 17, Plat B, Salt Lake City Survey;
thence South 2 rods; thence East 5 rods; thence North 2 rods; thence West 5 rods to the
point of beginning.

Parcel 2 [16-05-355-009]:

Beginning 2 rods South of the Northwest corner of Lot 4, Block 17, Plat B, Salt Lake City
Survey; thence South 44 feet; thence East 5 rods; thence North 44 feet; thence West 5
rods to the point of beginning.

Tax Parcel No. 16-05-355-008, 16-05-355-009

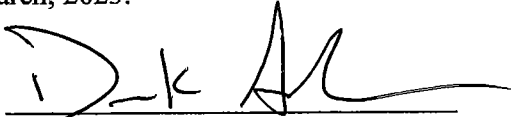
Subject to general property taxes for the current year and thereafter.
Subject to easements, conditions, covenants, restrictions and reservations of record.

[Signatures on following page]

ACCOMMODATION RECORDING ONLY.

Meridian Title Company makes no representation as to
condition of title, priority of lien, nor does it assume any
responsibility for validity, sufficiency or effect of document.

In witness whereof, the Grantor(s) has/have executed this 14 day of March, 2023.


Derek Anderson

STATE OF Utah)
COUNTY OF Salt Lake) :SS

The foregoing instrument was acknowledged before me this 14 day of March, 2023, by Derek Anderson.


NOTARY PUBLIC

