

14170247 B: 11454 P: 1351 Total Pages: 3
11/01/2023 12:42 PM By: csummers Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121

Mail Recorded Deed & Tax Notice To:
Bee Clean Holdings, LLC, an Idaho limited liability company
PO Box 513
Rupert, ID 83350



File No.: 164470-CAF

SPECIAL WARRANTY DEED

Coldwater-Squeaky Clean, LLC,

GRANTOR(S), of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Bee Clean Holdings, LLC, an Idaho limited liability company,

GRANTEE(S), of Rupert, 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 **Salt Lake County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 21-17-126-021 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2023 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 1st day of November, 2023.

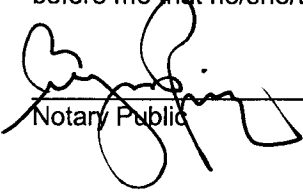
Coldwater-Squeaky Clean, LLC

BY: 
Jared Richards
Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On this 1st day of November, 2023, before me, personally appeared Jared Richards, 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 Coldwater-Squeaky Clean, LLC.


Notary Public

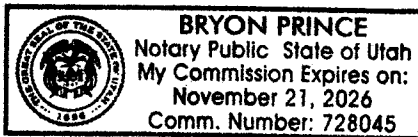


EXHIBIT A
Legal Description

BEGINNING AT A POINT WHICH IS SOUTH 00°05'48" EAST 53.00 FEET AND SOUTH 89°56'30" WEST 466.83 FEET FROM THE NORTH QUARTER CORNER OF SECTION 17, TOWNSHIP 2 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 00°05'48" EAST 180.00 FEET; THENCE SOUTH 89°56'30" WEST 166.67 FEET; THENCE NORTH 00°05'48" WEST 180.00 FEET; THENCE NORTH 89°56'30" EAST 166.67 FEET TO THE POINT OF BEGINNING.