

14216406 B: 11477 P: 9186 Total Pages: 3
03/14/2024 04:18 PM By: vanguyen Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120 SALT LAKE CITY, UT 84121

Mail Recorded Deed & Tax Notice To:
Defy Development the Collaborative 547, LLC
35 West 50 South, Suite 120
Centerville, UT 84014



File No.: 165113-DWP

SPECIAL WARRANTY DEED (CONSOLIDATION)

Defy Development the Collaborative 547, LLC, a Utah limited liability company,

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

Defy Development the Collaborative 547, LLC, a Utah limited liability company,

GRANTEE(S), of Centerville, State of Utah

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.: 15-03-451-003, 15-03-451-004, 15-03-451-005 (parent), 15-03-451-~~006~~ (child) (for reference purposes only) 032 RH

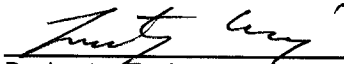
SUBJECT TO: Property taxes for the year 2024 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

THIS SPECIAL WARRANTY DEED IS GIVEN FOR THE PURPOSE OF CONSOLIDATING THREE PARCELS INTO ONE PARCEL AND ONE LEGAL DESCRIPTION PURSUANT TO SALT LAKE CITY PLANNING DIVISION FINDINGS AND ORDER – CASE PLNSUB2023-00057, DATED MARCH 5, 2024.

[Signature on following page]

Dated this 3/14/24

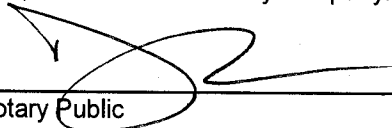
Defy Development The Collaborative 547, LLC,
a Utah limited liability company


By: Lester Essig
Its: Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On 14 day of March, 2024, before me, personally appeared Lester Essig, 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 Defy Development The Collaborative 547, LLC, a Utah limited liability company.


Notary Public

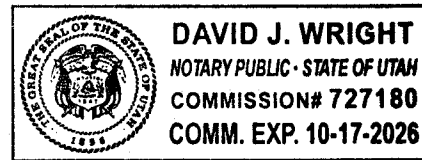


EXHIBIT A
Consolidated Legal Description

Beginning at a point on the east right of way line of Redwood Road; said point of beginning being South 00°03'08" East, along the monument line, 320.55 feet and North 89°56'52" East, 50.00 feet from the Salt Lake County survey monument located at the intersection of Redwood Road and 500 South Street; said point of beginning also being North, 939.39 feet and East, 42.62 feet from the South Quarter Corner of Section 3, Township 1 South, Range 1 West, Salt Lake Base and Meridian; and running thence East, 344.44 feet to a point on the centerline of a canal; thence along said centerline of a canal the following two (2) courses: 1) South 43°51'44" East, 69.35 feet; 2) South 45°04'19" East, 0.72 feet; thence East, 245.55 feet; thence South 00°03'34" East, 201.52 feet; thence West, 638.54 feet to a point on the east right of way line of Redwood Road; thence North 00°03'08" West, along said east right of way line, 252.03 feet to the point of beginning.