

14327466 B: 11540 P: 2673 Total Pages: 3
12/20/2024 09:11 AM By: Jattermann 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:
LHMRE, LLC, a Utah limited liability company
9350 South 150 East, Suite 140
Sandy, UT 84070
Attn: Mike Kunkel



File No.: 185395-TOF

SPECIAL WARRANTY DEED

LHMRE, LLC, a Utah limited liability company,

GRANTOR(S), of Sandy, State of Utah, hereby conveys and warrants against all who claim by, through, or under the grantor to

DTDB 10, LLC, a Utah limited liability company,

GRANTEE(S), of Sandy, 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 AND INCORPORATED HEREIN

TAX ID NO.: 26-24-101-009 and 26-24-101-014 (for reference purposes only)

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.

[Signature on following page]

Dated this 19 December, 2024.

LHMRE, LLC,
a Utah limited liability company

By: [Signature]
Name: Michael Kunkel
Its: Treasurer

STATE OF UTAH

COUNTY OF SALT LAKE

On this December 19, 2024, before me, personally appeared Michael Kunkel,
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 LHMRE, LLC,
a Utah limited liability company.

[Signature]
Notary Public

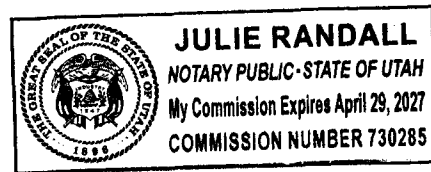


EXHIBIT A

LEGAL DESCRIPTION

Resultant Lot C-113

Beginning at a point that lies South 89°55'30" East 855.883 feet along the Daybreak Baseline Southeast (Basis of bearings is South 89°55'30" East 10641.888' between Southwest Corner of Section 24, T3S, R2W and the Southeast Corner of Section 19, T3S, R1 W) and North 4369.401 feet from the Southwest Corner of Section 24, Township 3 South, Range 2 West Salt Lake Base and Meridian and running thence South 53°27'06" West 233.214 feet; thence North 36°32'54" West 12.833 feet; thence South 53°25'40" West 61.772 feet; thence North 44°20'33" West 612.605 feet to a point on a 25.000 foot radius non tangent curve to the right, (radius bears South 87°11'10" East, Chord: North 24°14'09" East 18.262 feet); thence along the arc of said curve 18.694 feet through a central angle of 42°50'37"; thence North 45°39'27" East 242.156 feet to a point on a 487.500 foot radius tangent curve to the right, (radius bears South 44°20'33" East, Chord: North 48°57'48" East 56.222 feet); thence along the arc of said curve 56.253 feet through a central angle of 06°36'41" to a point of compound curvature with a 4.500 foot radius tangent curve to the right, (radius bears South 37°43'52" East, Chord: North 75°21'37" East 3.530 feet); thence along the arc of said curve 3.627 feet through a central angle of 46°10'57"; thence South 81°32'54" East 7.026 feet to a point on a 5.500 foot radius tangent curve to the left, (radius bears North 08°27'06" East, Chord: North 75°57'06" East 4.210 feet); thence along the arc of said curve 4.320 feet through a central angle of 45°00'00"; thence North 53°27'06" East 128.138 feet; thence South 30°55'24" East 118.082 feet; thence North 59°04'36" East 60.907 feet; thence South 88°55'24" East 106.788 feet; thence North 53°27'06" East 63.915 feet; thence South 36°32'54" East 440.077 feet; thence South 51°45'01" West 48.257 feet; thence North 81°32'54" West 48.413 feet; thence South 37°57'11" West 62.524 feet; thence South 36°32'54" East 18.123 feet; thence South 44°27'11" West 44.760 feet; thence North 45°32'49" West 10.500 feet; thence South 44°27'11" West 84.119 feet; thence South 36°34'20" East 17.439 feet to the point of beginning.