



Prepared By Provo Land Title  
Company  
83327-19

After Recording Mail Tax Notice To:  
7585 South Union Park Avenue, Ste  
200  
Midvale, UT 84047

Space Above This Line for Recorder's Use

**WARRANTY DEED**

**Matt Stewart and Craig Cloward, Successor Trustees of Burke and Dorothy  
Cloward Family Trust dated April 16, 2007**

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00),  
and other good and valuable consideration in hand paid by

**Lakeside Land Partners, LLC, a Utah Limited Liability Company**

GRANTEE(S), of 7585 South Union Park Avenue, Ste 200, Midvale, UT 84047

hereby CONVEY AND WARRANT unto said GRANTEE(S), the following lands lying in  
Utah County, UT:

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND  
MADE A PART HEREOF.

**TOGETHER WITH** all rights, privileges and appurtenances belonging or in anywise  
appertaining thereto, being subject, however, to easements, rights of way, restrictions,  
etc., of record or enforceable in law or equity.

**Tax Serial No. 23-028-0004  
23-028-0039**

**Witness our hands on 16th day of September, 2021**

Grantor:

[Signature] Successor Trustee  
Matt Stewart, Successor Trustee

[Signature], Successor, Trustee  
Craig Cloward, Successor Trustee

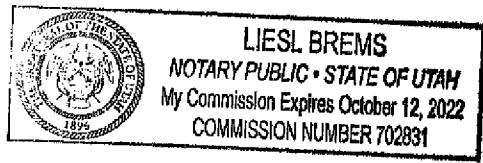
STATE OF UTAH  
COUNTY OF UTAH

Liesl Brems, LB  
[Signature], a

On this 16th day of September, 2021, before me [Signature], a notary public, personally appeared Matt Stewart and Craig Cloward, Successor Trustees of Burke and Dorothy Cloward Family Trust dated April 16, 2007, proved on the basis of satisfactory evidence to be the persons whose names are subscribed to this instrument, and acknowledged they executed the same.

Witness my hand and official seal

[Signature]  
Notary Public



**Exhibit "A"**  
**Property Description**

Parcel #1:

Commencing at a point in a fence line on the North side of 3600 South Street, Utah County, Utah, which point is North 301.98 feet and East 1566.98 feet (based on the Utah Coordinate System) for the West quarter corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North  $89^{\circ} 16' 01''$  West along said fence line 692.53 feet to a fence line; thence North  $1^{\circ} 10' 49''$  East along said fence line 1343.72 feet to the fence line; thence South  $89^{\circ} 13' 29''$  East 701.46 feet to a fence line; thence South  $1^{\circ} 33' 41''$  West along said fence line 1343.29 feet to the point of beginning.

(Tax ID: 21-028-0004)

Parcel #2:

Beginning at a fence corner, which point is North 2694.61 feet and East 899.18 feet (based on the Utah State Coordinate System) from the West quarter corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence along a fence line South  $89^{\circ} 17' 53''$  East 225.7 feet; thence South  $1^{\circ} 33' 41''$  West 1040.88 feet to a fence line; thence along a fence line North  $89^{\circ} 13' 29''$  West 210.04 feet to a fence line corner; thence North  $0^{\circ} 47' 50''$  West 695.61 feet to a fence corner; thence along a fence line North  $1^{\circ} 06' 05''$  East 344.8 feet to the point of beginning.

(Tax ID: 21-028-0039)