

Special Warranty Deed Page 1 of 2
Russell Shirts Washington County Recorder
12/20/2018 04:16:00 PM Fee \$66.00 By FIRST
AMERICAN - ST. GEORGE MAIN

Recording Requested by:
First American Title Insurance Company
National Commercial Services
1125 17th Street, Suite 500
Denver, CO 80202
(303)876-1112
Mail Tax Notices to and
AFTER RECORDING RETURN TO:
Sant Pacific, Inc.
5284 S. Commerce Drive, Suite C-274
Murray, Utah 84107

SPECIAL WARRANTY DEED

Escrow No: **NCS-934993-UT-CO**

A.P.N.: LV-SUNS-1, LV-SUNS-2, LV-SUNS-3, LV-SUNS-4, LV-SUNS-5, LV-SUNS-7, LV-SUNS-8, LV-SUNS-9, LV-SUNS-10, LV-SUNS-11, LV-SUNS-12, LV-SUNS-13, LV-SUNS-14, LV-SUNS-15, LV-SUNS-16, LV-SUNS-17, LV-SUNS-18, LV-SUNS-19, LV-SUNS-20, LV-SUNS-21, LV-SUNS-22, LV-SUNS-23, LV-SUNS-24, LV-SUNS-25, LV-SUNS-26, LV-SUNS-27, LV-SUNS-28, LV-SUNS-29, LV-SUNS-30, LV-SUNS-31, LV-SUNS-32, LV-SUNS-33, LV-SUNS-34, LV-SUNS-35, LV-SUNS-36, LV-SUNS-37, LV-SUNS-38, LV-SUNS-39, LV-SUNS-40, LV-SUNS-41, LV-SUNS-42, LV-SUNS-43, LV-SUNS-44, LV-SUNS-45, LV-SUNS-48, LV-SUNS-49, LV-SUNS-50, LV-SUNS-51, LV-SUNS-52, LV-SUNS-53, LV-SUNS-54 & LV-SUNS-55

Saratoga Mill Inc., a Utah corporation, Grantor, of real property per legal description below, Washington County, State of Utah, hereby CONVEYS AND WARRANTS only as against all claiming by, through or under it to

Sant Pacific, Inc., a Utah corporation, Grantee, of real property per legal description below, Washington County, State of Utah, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in Washington County, State of Utah:

All of Lots 1, 2, 3, 4, 5, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 48, 49, 50, 51, 52, 53, 54 and 55, SUNSET VIEW ESTATES, according to the Official Plat thereof, on file and of record in the Office of the Washington County Recorder, State of Utah.

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year and thereafter.

Witness, the hand(s) of said Grantor(s), this Nov. 30 2018.

First American Title Insurance
National Commercial Services
NCS-934993-UT-CO

GRANTOR:

SARATOGA MILL, INC.

By: [Signature]

Name: Richard C. Bennion

Title: Chairman & CEO

Dated: Nov 30, 2018

State of Utah)
County of SALT LAKE)

On Nov 30, 2018 before me, Ryan Loveland, Notary Public, personally appeared Richard C. Bennion, as Chairman and CEO of Saratoga Mill, Inc. who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Utah that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]
(seal)

