

Warranty Deed Page 1 of 1  
Russell Shirts Washington County Recorder  
10/14/2020 04:23:19 PM Fee \$40.00 By GT TITLE  
SERVICES

MAIL TAX NOTICES TO GRANTEE(S) AT:  
3888 EAST TRANS AM LANE, SAINT GEORGE, UT 84790



Tax ID No.: SG-DDCT-2-83

**WARRANTY DEED**

**DESERT BLUFFS TOWNHOMES LLC, a UTAH limited liability company** (hereafter referred to as "**Grantor**"), in exchange for good and valuable consideration, hereby conveys and warrants to

**CALLIE PADDOCK, UNMARRIED WOMAN**

of **WASHINGTON** County, State of **Utah** (hereafter "**Grantee**"),

that certain real property located in **WASHINGTON** County, Utah commonly known as **3888 EAST TRANS AM LANE, SAINT GEORGE, UT 84790**, and further described as follows:

**ALL OF LOT 83, DESERT BLUFF AT DESERT CANYONS TOWNHOMES - PHASE 2 SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE WASHINGTON COUNTY RECORDER'S OFFICE.**

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

The undersigned person executing this deed on behalf of Grantor represents and certifies that he/she has been fully authorized and empowered, by proper action of the governing body of Grantor, to execute and deliver this deed; that Grantor has full capacity to convey the real property described herein; and that all necessary action for the making of such conveyance has been taken and done.

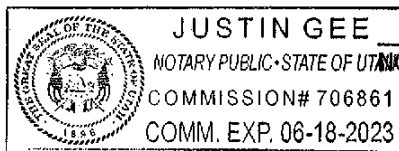
Witness the hand of Grantor this 13 day of OCTOBER, 2020.

**DESERT BLUFFS TOWNHOMES LLC**

By: [Signature]  
**RICK SALISBURY**  
Its: **MANAGER**

STATE OF UTAH )  
  ) ss.  
COUNTY OF **WASHINGTON** )

On this 13 day of October, 2020, personally appeared before me **RICK SALISBURY**, who stated that he/she is the **MANAGER of DESERT BLUFFS TOWNHOMES LLC**, the named Grantor of the within instrument, proved on the basis of satisfactory evidence to be the person whose name(s) is/are subscribed to this instrument, and duly acknowledged that he/she executed this instrument in his/her authorized capacity on behalf of said company, intending to be legally bound. Witness my hand and official seal.



[Signature]  
NOTARY PUBLIC