

Warranty Deed Page 1 of 3  
Gary Christensen Washington County Recorder  
04/30/2021 09:48:42 AM Fee \$40.00 By MERIDIAN  
TITLE COMPANY

*When recorded mail to (Tax Mailing Address):*

Grantee  
17 E Winchester St ste 100  
Salt Lake City, UT 84107  
MTC File No. 297287

### WARRANTY DEED

Lagom LLC, a Utah limited liability company, GRANTOR(S), for good and valuable consideration, hereby convey(s) and warrant(s) to

Perry Development, LLC, a Utah limited liability company,

as GRANTEE(S), the following real property located in Washington County, State of Utah, described as:

See Attached Exhibit "A"

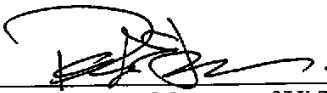
Tax Parcel No. H-3-1-30-320, H-3-1-30-321

Subject to general property taxes for the current year and thereafter.  
Subject to easements, conditions, covenants, restrictions and reservations of record.

In witness whereof, the grantors have executed this instrument this 22 day of April, 2021.

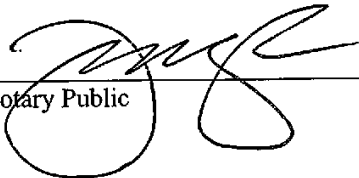
Lagom, LLC, a Utah limited liability company

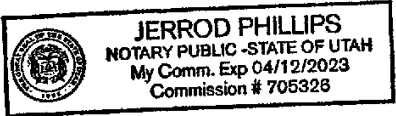
By: Vi Trivs, LLC, Manager of Lagom, LLC

By:   
Paul S. Jensen, Manager of Vi Trivs, LLC

STATE OF UTAH )  
 :ss  
COUNTY OF WASHINGTON )

The foregoing instrument was acknowledged before me this 22 day of April, 2021, by Paul S. Jensen as manager of Vi Trivs, LLC the manager for Lagom LLC, a Utah limited liability company .

  
\_\_\_\_\_  
Notary Public



MTC File No. 297287

### **Exhibit "A"**

Beginning at a point on the north line of 600 North Street, said point being on the center section line, said point also being North 00°55'03" East 40.00 feet along the center section line from the South Quarter Corner of Section 30, Township 41 South, Range 13 West, Salt Lake Base & Meridian, and running; thence North 88°49'06" West 749.82 feet; thence North 01°10'54" East 1,201.13 feet; thence South 88°49'06" East 57.53 feet; thence South 85°50'49" East 139.08 feet; thence North 83°08'51" East 104.60 feet; thence North 77°17'27" East 37.22 feet; thence North 70°58'50" East 25.31 feet; thence North 70°58'50" East 64.13 feet; thence North 70°58'50" East 17.92 feet; thence South 89°08'44" East 45.34 feet; thence North 83°09'11" East 25.59 feet; thence North 83°09'11" East 104.98 feet; thence North 65°46'01" East 146.30 feet to said center section line; thence South 00°55'03" West 310.64 feet along said center section line; thence South 12°53'46" East 96.46 feet to and along the Westerly line of Peregrine Point East Phase 1A; thence along the said Westerly line of said Peregrine Point East Phase 1A the following (9) courses; thence South 17°43'13" East 100.50 feet; thence South 30°03'45" East 88.51 feet; thence South 37°35'11" East 67.12 feet; thence South 27°40'51" East 70.43 feet; thence South 15°02'54" East 70.43 feet; thence South 02°14'04" East 70.13 feet; thence South 01°15'47" West 389.06 feet; thence South 88°44'15" East 4.00 feet; thence South 01°15'34" West 119.74 feet to the northerly line of said 600 North Street; thence North 88°56'30" West 200.38 feet along said northerly line of 600 North Street to the Point of Beginning.

Tax ID: H-3-1-30-320, H-3-1-30-321