

Warranty Deed Page 1 of 2
Gary Christensen Washington County Recorder
09/23/2021 01:12:30 PM Fee \$40.00 By INWEST
TITLE SERVICES - ST. GEORGE

WHEN RECORDED MAIL TO:
SANDSTONE FIELDS LLC
SETH R. FOSTER
2252 S. REDSTONE RD
HURRICANE, UT 84737

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY _____

WARRANTY DEED

SETH R. FOSTER

GRANTOR(S)

OF HURRICANE, COUNTY OF WASHINGTON, STATE OF UT
HEREBY CONVEY AND WARRANT TO

SANDSTONE FIELDS LLC, A UTAH LIMITED LIABILITY COMPANY

GRANTEE(S)

OF HURRICANE, COUNTY OF WASHINGTON, STATE OF UT
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,
THE FOLLOWING DESCRIBED TRACT OF LAND IN WASHINGTON COUNTY,
STATE OF UT:

(H-4137-B)

See Attached Exhibit "A"

SUBJECT TO EASEMENTS, RESTRICTIONS, COVENANTS AND RIGHTS OF WAY OF RECORD, AND TAXES FOR
THE YEAR 2021 AND THEREAFTER.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS 23 DAY OF SEPTEMBER, 2021



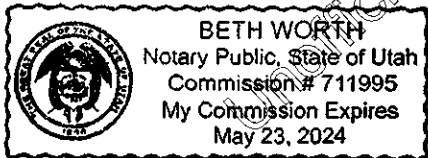
(SETH R. FOSTER

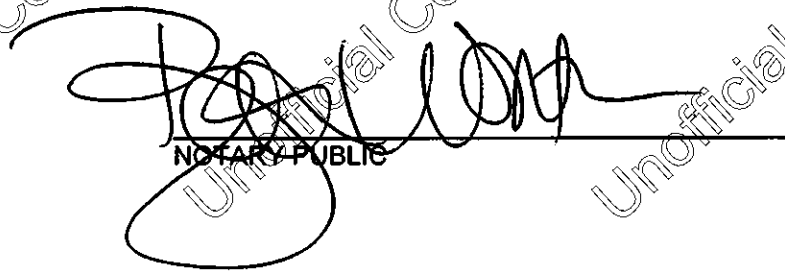
STATE OF UTAH)

:SS

COUNTY OF WASHINGTON)

ON 23 DAY OF SEPTEMBER, 2021, PERSONALLY APPEARED BEFORE ME, SETH R. FOSTER, THE
SIGNER(S) OF THE WITHIN INSTRUMENT, WHO DULY ACKNOWLEDGED TO ME THAT HE EXECUTED THE
SAME.





NOTARY PUBLIC

COURTESY RECORDING
This document is being recorded solely as a
courtesy and an accommodation to the parties
named therein. INWEST TITLE SERVICES, INC
hereby expressly disclaims any responsibility or
liability for the accuracy of the content thereof.

EXHIBIT "A"

BEGINNING AT THE EAST QUARTER CORNER OF SECTION 14, TOWNSHIP 42 SOUTH, RANGE 14 WEST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 00°04'13" EAST ALONG THE SECTION LINE, A DISTANCE OF 510.11 FEET; THENCE NORTH 89°37'46" WEST, A DISTANCE OF 892.23 FEET; THENCE NORTH 00°04'43" WEST, A DISTANCE OF 501.19 FEET, TO A POINT ON THE CENTER SECTION LINE; THENCE NORTH 89°47'51" EAST, ALONG SAID LINE, A DISTANCE OF 892.39 FEET; TO THE POINT OF BEGINNING.

LESS AND EXCEPTING THEREFROM THAT PORTION LYING WITHIN "DIXIE SPRINGS DRIVE EXTENDED" AS SET FORTH IN ROADWAY DEDICATION ON RECORDED AUGUST 27, 2009, AS DOC. NO. 20090033547, OFFICIAL WASHINGTON COUNTY RECORDS.

SITUATE IN WASHINGTON COUNTY, STATE OF UTAH.