

Special Warranty Deed Page 1 of 2  
Gary Christensen Washington County Recorder  
01/19/2022 10:46:20 AM Fee \$40.00 By  
COTTONWOOD TITLE INSURANCE AGENCY,  
INC.

Mail Recorded Deed and Tax Notice To:  
Sintra Investments, LLC  
978 East Woodoak Lane  
Salt Lake City, Utah 84117



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## SPECIAL WARRANTY DEED

**Ivory Southern, LLC, a Utah limited liability company**

**GRANTOR(S)** of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

**Sintra Investments, LLC, a Utah limited liability company**

**GRANTEE(S)** of Salt Lake City, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Washington County**, State of Utah:

Lot 1, ESCONDIDO AT SIENNA HILLS PHASE 1, according to the official plat thereof, on file in the office of the Recorder of Washington County, State of Utah.

**TAX ID NO.:** W-ESCO-1-1 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2022 and thereafter, covenants, conditions, restrictions, reservations and easements of record, and all applicable zoning laws and ordinances.

*[Signature on following page]*

Dated this 18 day of January, 2022.

Ivory Southern, LLC, a Utah limited liability company

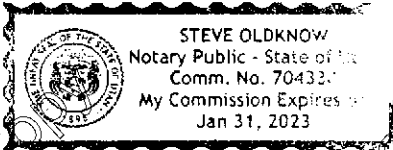
BY: [Signature]  
Kevin Anglesey  
Secretary

STATE OF UTAH

COUNTY OF WASHINGTON

On 18 day of January, 2022, before me, personally appeared Kevin Anglesey, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Ivory Southern, LLC, a Utah limited liability company.

[Signature]  
Notary Public



Comm No. 70433