DOC ID 20220024979

Special Warranty Deed Page 1 of 1
Gary Christensen Washington County Recorder
05/05/2022 02:52:59 PM Fee $40.00 By MERIDIAN TITLE COMPANY

Unofficial Copy

WHEN RECORDED MAIL TO
(TAX MAILING ADDRESS):
Grantee
1255 S 400 E
Bountiful, UT 84010
MTC File No. 306613

SPECIAL WARRANTY DEED

Holmes Desert Color, LLC, a Utah Limited Liability Company, GRANTOR, for and in consideration of TEN DOLLARS ($10.00) and other good and valuable consideration, hereby **CONVEY and WARRANT AGAINST THE ACTS OF THE GRANTOR ONLY, to**

Brooke Seangsuwan, an Unmarried Woman

as **GRANTEE(S)**, the following described real property situated in Washington County, State of Utah, to-wit:

Lot 4, Auburn Hills Phase 5, according to the official plat thereof as recorded in the office of the Washington County Recorder.

Tax Parcel No. SG-AUB-5-4
Subject to current general taxes, easements, conditions, covenants, restrictions, reservations and right-of-ways appearing of record.

Dated May 4th, 2022.

Holmes Desert Color, LLC, a Utah Limited Liability Company

By: _____
Eric Davenport, Secretary of Holmes Homes, Inc.
The Manager of **Holmes Desert Color, LLC**

STATE OF UTAH)
:ss
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me on May 4th, 2022, by Eric Davenport, Secretary of Holmes Homes, Inc. the Manager of **Holmes Desert Color, LLC, a Utah Limited Liability Company**, who duly acknowledged to me that said instrument was executed by authority.

_____
Notary Public

VICKI L FLEMING
NOTARY PUBLIC-STATE OF UTAH
COMMISSION# 716568
COMM. EXP. 02-23-2025