

Warranty Deed Page 1 of 1

Gary Christensen Washington County Recorder
08/11/2022 09:07:18 AM Fee \$40.00 By LYDOLPH
& WEIERHOLT TITLE INSURANCE AGENCY LLC

Mail Tax Notice To:
Kyle Kirschbaum and Kierston Kirschbaum
PO Box 902
Hanula, HI. 96717

WARRANTY DEED

Enhanced Home Builders LLC, a Utah Limited Liability Company

GRANTOR

of County of Washington, State of Utah, hereby Convey(s) and Warrant(s) to

Kyle Kirschbaum and Kierston Kirschbaum, husband and wife as joint tenants

GRANTEE

for the sum of TEN and 00/100 (\$10.00) DOLLARS and other good and valuable consideration the following described tract of land in Washington County, State of Utah:

Lot H-14, MARLA AT ELIM VALLEY, PHASE 1, according to the official plat thereof on file and recorded in the Office of the Washington County Recorder.

TOGETHER WITH a nonexclusive right and easement of use and enjoyment in and to the Common Areas described, and as provided for, in said Plat and said Declaration of Covenants, Conditions, and Restrictions, which include the rights of ingress and egress over and across the Private Streets located within said project.

Tax/Parcel ID #: H-MARV-1-H-14

TOGETHER WITH all improvements and appurtenances thereunto belonging or in anywise appertaining, and SUBJECT TO County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent; and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, and Reservations appearing of record or enforceable in law and equity.

WITNESS the hand of said grantor, this 20th day of July, 2022

Enhanced Home Builders LLC, a Utah Limited Liability Company

By: Anthony M. Larson
Anthony M. Larson, Manager

STATE OF UTAH
COUNTY OF WASHINGTON

On this 20th day of July, 2022, personally appeared Anthony M. Larson, whose identity is personally known to me or proved on the basis of satisfactory evidence and who by me duly sworn or affirm, did say he/she is Manager of Enhanced Home Builders and said document was signed by him/her on behalf of said Limited Liability Company by Authority of its Bylaws or Resolution of its Board of Directors, and said Manager acknowledged to me said Limited Liability Company executed the same.

Witness my hand and official seal.

Hailey Bussari
Notary Public

