

Recording Requested By  
McCarty Party Law

When recorded mail to:  
Kylee McCarty  
350 East Center Street, Ste 10  
Provo, Utah 84606  
Phone: 801-989-3288  
kylee@mccartyparty.com

Above Space for Recorder's Use Only

APN: H-CLF-1-4

**WARRANTY DEED**

Grantor: **Matt Flanders**  
of: 3558 Cypress Point Road, Hurricane, UT 84737  
hereby convey and warrant to  
Grantee: **Richardson Brother Home, LLC**  
3558 Cypress Point Road, Hurricane, UT 84737  
of:

FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in County of Salt Lake, State of Utah, to wit:

**SEE EXHIBIT "A" FOR THE LEGAL DESCRIPTION FOR LAND.**

Subject to mortgages, trust deeds, liens, and encumbrances described as follows: None.


Dated: ~~1~~ day of ~~December~~ 2021.  
*February 2022*

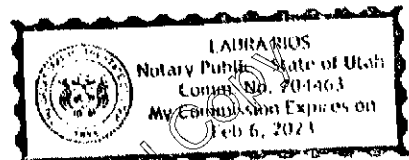
  
Matt Flanders

STATE OF *Utah*  
COUNTY OF *Washington*

On the *1* day of *February* 2022, before me, *Laura Pios*, a Notary Public, personally appeared the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

  
NOTARY PUBLIC



Recording Requested By:  
McCarty Parry Law

When recorded mail to:  
Kyler McCarty  
350 East Center Street, Ste 10  
Provo, Utah 84606  
Phone: 801-989-3288  
kyler@mccartyparry.com

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**Exhibit A**  
**Legal Description**

All of Lot 4 of Cliff View Estates Phase 1 Subdivision at Copper Rock, according to the official plate thereof on file and of record in the Office of the Recorder of Washington County, State of Utah.