

Warranty Deed Page 1 of 2
Gary Christensen Washington County Recorder
09/30/2022 02:49:03 PM Fee \$40.00 By
COTTONWOOD TITLE INSURANCE AGENCY,
INC.

Mail Recorded Deed and Tax Notice To:
Rodney Russell Warr and Shellie Warr
476 S 290 W
Hurricane, UT 84737



File No.: 157223-KLP

WARRANTY DEED

Investor First Fund, LLC, a Utah limited liability company

GRANTOR(S) of Provo, State of Utah, hereby Conveys and Warrants to

Rodney Russell Warr and Shellie Warr, Husband and Wife, as Joint Tenants

GRANTEE(S) of Hurricane, 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 3, EAST HAXON WAY SUBDIVISION, according to the official plat thereof as recorded in the office of the Washington County Recorder.

TAX ID NO.: LV-EHW-3 (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 29 day of September, 2022.

Investor First Fund, LLC, a Utah Limited Liability Company

BY: Andrew M. Kay
Andrew Kay
Manager

STATE OF UTAH

COUNTY OF WASHINGTON

On this 29 day of September, 2022, before me, personally appeared Andrew Kay, 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 Investor First Fund, LLC, a Utah Limited Liability Company.

Kariann Leavitt
Notary Public

