

Warranty Deed Page 1 of 2
Gary Christensen Washington County Recorder
03/05/2025 01:20:59 PM Fee \$40.00 By
COTTONWOOD TITLE INSURANCE AGENCY,
INC.

Mail Recorded Deed & Tax Notice To:
Leonard Johnson and Andrea Johnson
561 N. 220 W.
La Verkin, UT 84745



File No.: 187179-KLP

WARRANTY DEED

Construction Administrative Services LLC, a Utah limited liability company,

GRANTOR(S), of Hurricane, State of Utah, hereby conveys and warrants to

Leonard Johnson and Andrea Johnson, husband and wife as joint tenants,

GRANTEE(S), of La Verkin, 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:

All of Lot 363, PAINTED SANDS SUBDIVISION, PHASE 3, according to the official plat thereof, on file in the office of the Recorder, Washington County, State of Utah.

TAX ID NO.: H-PNTS-3-363 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 4th day of March, 2025.


Construction Administration Services LLC, a
Utah limited liability company
BY Jeffrey B. Madsen
Signed with Stavvy
Jeffrey B. Madsen
Manager

STATE OF UTAH

COUNTY OF WASHINGTON

On 4th day of March, 2025, before me, personally appeared Jeffrey B. Madsen, 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 Construction Administration Services LLC, a Utah limited liability company.

Kariann Leavitt
Signed with Stavvy
Notary Public

 KARIANN LEAVITT
Notary Public
State of Utah
Comm. No. 725710
My Commission Expires August 18, 2026

Notarized remotely via audio/video communication using Stavvy