

ENTRY NO. 00305112

03/16/2022 11:25:54 AM B: 0618 P: 0850

Warranty Deed PAGE 1 / 1
DEBRA P. ZIRBES, JUAB COUNTY RECORDER
FEE \$ 40.00 BY JUAB TITLE & ABSTRACT COMPANY



WARRANTY DEED

Savage Bluffs, LLC, a Utah limited liability company, Grantor, of Utah, hereby **CONVEYS** and **WARRANTS** to TYLER HOWARD AND KELSEY HOWARD, Grantees, of 840 South Main Street, Apt 11, Nephi, UT 84648 for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following described tract of land in Juab County, State of Utah, to-wit:

Parcel No. XA00-2478-11SB24: All of Lot 24 of Savage Bluffs Subdivision according to the official plat thereof filed as Entry No. 304558 and as Map No. 413 in the Office of the Juab County Recorder.

Together with all improvements thereon and anywise appertaining thereto.

Subject to easements, rights, restrictions, rights-of-way, conditions, covenants, reservations, currently of record or enforceable in law or equity and subject to current general property taxes.


WITNESS THE HAND of said Grantor this 11th day of March, 2022.

Savage Bluffs, LLC, a Utah limited liability company

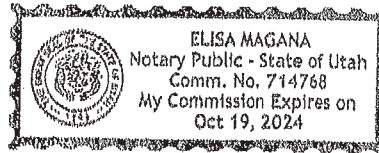
By:  Savage Land Development, LLC, a Utah limited liability company, Manager
Brett Savage, Member

STATE OF UTAH)
) : ss.
COUNTY OF Salt Lake)

On the 11th of March, 2022, before me, a Notary Public in and for the said state, appeared Brett Savage, Member of Savage Land Development, LLC, a Utah limited liability company, Manager of Savage Bluffs, LLC, a Utah limited liability company personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.



Notary Public



JUAB TITLE & ABSTRACT COMPANY
33 East 200 North, Nephi, UT 84648
(435)623-0387 Order No. 43729