

E 3173965 B 7308 P 1813-1814
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
7/19/2019 3:54:00 PM
FEE \$40.00 Pgs: 2
DEP eCASH REC'D FOR MOUNTAIN VIEW TITLE & ESCROW

File No.: 165172
When Recorded Mail To:
Robert L. Smith
3071 W 1030 South
Syracuse, UT 84075

SPECIAL WARRANTY DEED

12-910-0411
Castle Creek Homes, LLC, grantor,

hereby CONVEY(S) AND WARRANT(S) against all claiming by, through or under to

Robert L. Smith and Jenny L. Smith, husband and wife as joint tenants grantee,

of 3071 West 1030 South, Syracuse, UT 84075

for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract of land in **Davis** County, **Utah**:

SEE ATTACHED EXHIBIT "A" ATTACHED HERETO

Grantor conveys and forever terminates its interest to the real property described above with the following warranties:

1. Grantor is a duly licensed contractor in the State of Utah
2. Grantor and Grantee have entered into a written contract for the construction of a single family dwelling on subject property.
3. Grantee has paid the total amount due under said contract.
4. Grantee is purchasing the dwelling for the express purpose of occupying the same as their primary dwelling.
5. Grantor has paid, or will pay from the final proceeds of the contract, all subcontractors, material men or suppliers.

Subject to easements, restrictions and rights of way of record.

WITNESS, the hands of said grantors, **July 18, 2019**

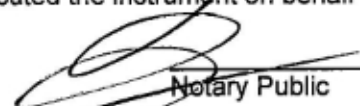
Signed in the presence of:

CASTLE CREEK HOMES, LLC


Mike Schultz
Manager/Member

State of **Utah**
County of **Davis**

On the **18th day of July, 2019**, personally appeared before me, **Mike Schultz**, Manager(s)/Member(s), known to me to be a member(s)/manager(s) or designated agent(s) of the limited liability company that executed the instrument and acknowledged the instrument to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath state that he or she (they) is(are) authorized to execute this instrument and in fact executed the instrument on behalf of the limited liability company.



Notary Public

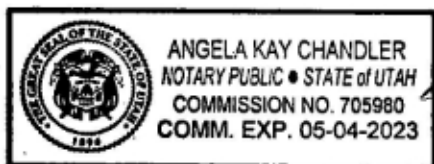


EXHIBIT "A"

ALL OF LOT 411, BLUFF AT LAKEVIEW FARMS SUBDIVISION PHASE 4, SYRACUSE CITY, DAVIS COUNTY, UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF.

Serial Number: 12-910-0411