



W3217259

MAIL TAX NOTICES TO GRANTEE(S) AT:
765 W 800 S
Salt Lake City, UT 84014

E# 3217259 PG 1 OF 2
Leann H. Kilts, WEBER COUNTY RECORDER
11-Feb-22 11:52 AM FEE \$40.00 DEP TN
REC FOR: GT TITLE SERVICES
ELECTRONICALLY RECORDED



File No. SL43566S

Property Reference Information:

Tax Parcel No(s): SL43566S
Property Address(es) (if any):
2855 Washington Blvd, Ogden UT 84401

WARRANTY DEED

Storm Capital LLC Series 2855 Washington Blvd, a Utah limited liability company ("Grantor"),

in exchange for good and valuable consideration, hereby conveys and warrants to

True Real Estate Holdings, LLC Series 2855 Washington Blvd ("Grantee(s)")

in fee simple the following described real property located in WEBER County, Utah, together with all the appurtenances, rights, and privileges belonging thereto, to wit (the "Property"):

**Parcel 1 04-041-0010
2855 Washington Blvd, Ogden, UT 84401**

PART OF LOT 9, BLOCK 10, SOUTH OGDEN SURVEY, OGDEN CITY SURVEY, WEBER COUNTY, UTAH: BEGINNING AT A POINT 45 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT 9, RUNNING THENCE NORTH ALONG THE EAST LINE OF SAID LOT, A DISTANCE OF 47 FEET; THENCE WEST 177 FEET 8 INCHES; THENCE SOUTH 47 FEET; THENCE EAST 177 FEET 8 INCHES TO THE PLACE OF BEGINNING. TOGETHER WITH A RIGHT-OF-WAY FOR ALL PURPOSES OF INGRESS AND EGRESS 12 FEET WIDE IMMEDIATELY ADJOINING THE HEREINBEFORE DESCRIBED LOT ON THE SOUTH, THE DESCRIPTION OF SAID RIGHT-OF-WAY BEING AS FOLLOWS: BEGINNING AT A POINT 45 FEET NORTH OF THE SOUTHEAST CORNER OF SAID LOT 9, RUNNING THENCE WEST 177 FEET 8 INCHES; THENCE SOUTH 12 FEET; THENCE EAST 177 FEET 8 INCHES; THENCE NORTH 12 FEET TO THE PLACE OF BEGINNING.

With all the covenants and warranties of title from Grantor(s) in favor of Grantee(s) as are generally included with a conveyance of real property by warranty deed under Utah law, except for, however, the Property is subject to: (a) leases, rights of way, easements, reservations, plat maps, covenants, conditions, and restrictions appearing of record and enforceable in law; (b) zoning and other regulatory laws and ordinances affecting the Property; and (c) real property taxes and assessments for the year 2022 and thereafter.

[Remainder of page intentionally left blank. Signatures appear on the following page.]

Information for reference purposes:

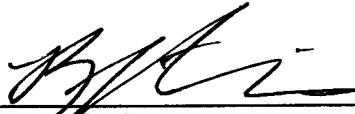
GT Title File No.: **SL43566S**
Tax Parcel No(s): **04-041-0010**
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2855 Washington Blvd, Ogden UT 84401

-Signature Page to Warranty Deed-

The undersigned person who signs this deed hereby represents and certifies that the conveyance of the Property hereby has been duly approved by Grantor and that he/she has executed and delivered this deed in his/her authorized capacity on behalf of Grantor.


Witness the hand of Grantor this 10 day of **FEBRUARY, 2022**.

Storm Capital LLC Series 2855 Washington Blvd

By: 
Bryan Martineau
Its: **Manager**

STATE OF UTAH)
COUNTY OF Salt Lake) ss.

On this 10 day of **February, 2022**, personally appeared before me **Bryan Martineau**, who stated that he/she is the **Manager of Storm Capital LLC Series 2855 Washington Blvd**, the named Grantor of the within instrument, proved on the basis of satisfactory evidence to be the person whose name(s) is/are subscribed to this instrument, and duly acknowledged that he/she/they executed this instrument in his/her authorized capacity on behalf of said company, intending to be legally bound. Witness my hand and official seal.


NOTARY PUBLIC

