

3222952  
BK 7440 PG 1946

E 3222952 B 7440 P 1946-1948  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
1/31/2020 2:09:00 PM  
FEE \$40.00 Pgs: 3  
DEP eCASH REC'D FOR COTTONWOOD TITLE INS

Mail Recorded Deed and Tax Notice To:  
Cameron Vakilian  
620 Orchard Drive #47  
North Salt Lake, UT 84010



File No.: 121717-LMF

---

## WARRANTY DEED

CW The Winnie Partnership, L.P., a Delaware Limited Partnership

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

Cameron Vakilian, as to an undivided fifty percent (50%) share and Patrick Fulton, as to an undivided fifty percent (50%) share.

**GRANTEE(S)** of North Salt Lake, 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 **Davis County**, State of Utah:

**SEE EXHIBIT A ATTACHED HERETO**

**TAX ID NO.:** 01-504-0047 (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

**SUBJECT TO:** Property taxes for the year 2020 and thereafter; covenants, conditions, restrictions and easements apparent or of record; all applicable zoning laws and ordinances.

Dated this 29 day of January, 2020.

CW The Winnie Partnership, L.P.,  
a Delaware Limited Partnership

BY: CW The Winnie, LLC,  
a Utah limited liability company  
Its: General Partner

BY: CW Urban, LLC,  
a Utah limited liability company  
Its: Manager

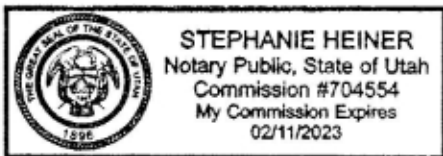
BY: *Darlene Carter*  
Darlene Carter  
President

STATE OF UTAH

COUNTY OF DAVIS

On the 29 day of January, 2020, personally appeared before me Darlene Carter, who acknowledged herself to be the President of CW Urban, LLC, a Utah Limited Liability Company, which is the Manager of CW The Winnie, LLC, a Utah limited liability company, which is the General Partner of CW The Winnie Partnership, L.P., a Delaware Limited Partnership, and that the foregoing instrument was signed on behalf of said limited liability company and said Darlene Carter acknowledged to me that the said limited partnership executed the same.

*Stephanie Heiner*  
Notary Public



**EXHIBIT A**  
**Legal Description**

Unit 47, contained within THE WINNIE - P.U.D., as the same is identified in the Record of Plat Map recorded in Davis County, Utah as Entry No. 3166613 (as said Record of Plat Map may have heretofore been amended or supplemented) and in the Declaration of Covenants, Conditions and Restrictions and Reservation of Easements for The Winnie, recorded in Davis County, Utah as Entry No. 3166614 in Book 7286 at Page 313 (as said Declaration may have heretofore been amended or supplemented), together with the use and enjoyment in the Common Areas and Facilities.