

D26956
AFTER RECORDING RETURN
AND MAIL TAX NOTICES TO:
LOTUS ACQUISITIONS, LLC
338 E. South Temple, Suite B
Salt Lake City, UT 84111

3413063
BK 7832 PG 2144

E 3413063 B 7832 P 2144-2145
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
8/27/2021 2:04:00 PM
FEE \$40.00 Pgs: 2
DEP eCASH REC'D FOR ASPEN TITLE INSURANCE

SPECIAL WARRANTY DEED

HOUSE BRAND RANCH, LLC, a Utah limited liability company

Grantor,

of SALT LAKE CITY, County of SALT LAKE, State of UT

for the sum of TEN DOLLARS and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, hereby conveys and warrants against all to those claiming by, through or under Grantor, but otherwise, to

BUTTERS NORTHERN LIGHTS RILEY, LLC, an Alaska limited liability company as to 50% tenant-in-common interest and LOTUS COURT SENIOR APARTMENTS, LLC, a Utah limited liability company, as to a 40.30% tenant-in-common interest and ELLWANGER PROPERTIES-RILEY COURT APARTMENTS, LLC, a Utah limited liability company as to a 9.7% tenant in common interest,

Grantee,

of SALT LAKE CITY, County of ^{SALT LAKE}~~DAVIS~~, State of UT,

the following tract of land in the County of ^{DAVIS}~~DAVIS~~, State of UT, to-wit

See Attached Exhibit "A"

03-264-0003, 03-264-0004, 03-264-0005

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2021 taxes and thereafter.

WITNESS the hand of said grantor, this 24 day of August, 2021

HOUSE BRAND RANCH, LLC, a
Utah limited liability company

Kristy Fearis
By: Kristy Fearis, Manager

STATE OF UTAH)
):ss
COUNTY OF DAVIS)

On the 24 day of August, 2021, personally appeared before me KRISTY FEARIS, Manager of HOUSE BRAND RANCH, LLC, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.

Andrew J. Bazan
Notary Public
Commission exp 08/08/2024



ORDER NUMBER: D26956

EXHIBIT "A"

**LOTS 3, 4 AND 5 RILEY COURT PLANNED UNIT DEVELOPMENT,
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF
RECORD IN THE DAVIS COUNTY RECORDER'S OFFICE.**

03-264-0003, 03-264-0004, 03-264-0005