

WHEN RECORDED MAIL TO:
Imeila Fonua and Ana Fonua
749 South 240 West
American Fork, UT 84003

ENT 36480:2017 PG 1 of 1
Jeffery Smith
Utah County Recorder
2017 Apr 17 02:25 PM FEE 14.00 BY MG
RECORDED FOR Cottonwood Title Insurance Ag
ELECTRONICALLY RECORDED



SPECIAL WARRANTY DEED

RESPA

Ivory Homes, Ltd., a Utah limited partnership, Grantor of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Imeila Fonua and Ana Fonua, husband and wife

Grantee for the sum of ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in

Utah County, State of Utah:

Lot 117, HARBOR VILLAGE PLAT "A", a Flexible Lot Planned Unit Development, according to the official plat thereof as recorded in the office of the Utah County Recorder.

TAX ID NO.: 41-757-0117 (for reference purposes only)

SUBJECT TO: Easements, restrictions and rights of way appearing of record or enforceable in law and equity, and existing fence lines.

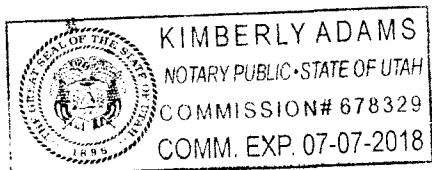
Witness, the hand of said Grantor, this 14 day of April, 2017.

Ivory Homes, Ltd., a Utah limited partnership
By: Value LC, a Utah limited liability company, General Partner

Richard Lifferth
By: Richard Lifferth, its Secretary

State of Utah)
 :SS
County of Salt Lake)

On the 14 day of April, 2017, personally appeared before me, Richard Lifferth, who being duly sworn did say that he is the Secretary of Value LC, a Utah limited liability company, which is General Partner of Ivory Homes, Ltd., a Utah limited partnership, and that the foregoing instrument was signed in behalf of said Partnership and said Richard Lifferth acknowledged to me that the said partnership executed the same.



Kimberly Adams
Notary Public