



**Prepared By Provo Land Title
Company**
File #80142-19

After Recording Mail To:
4037 West 1730 North
Lehi, UT 84043

ENT 48220:2019 PG 1 of 3
Jeffery Smith
Utah County Recorder
2019 May 30 03:12 PM FEE 40.00 BY DA
RECORDED FOR Provo Land Title Co.
ELECTRONICALLY RECORDED

Space Above This Line for Recorder's Use

WARRANTY DEED

Edge Homes Utah, LLC

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration in hand paid by Vincent Young and Madison Young, husband and wife GRANTEE(S), of 4037 West 1730 North, Lehi, UT 84043 hereby CONVEYS AND WARRANTS unto said GRANTEE(S), the following lands lying in Utah County, UT:

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND MADE A PART HEREOF.

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise appertaining members and appurtenances to the Real Estate in anywise appertaining thereto, being subject, however, to easements, rights of way, restrictions, etc., of record or enforceable in law or equity.

Tax Serial No. 38-582-0011

RESERVING specifically unto Grantor (which rights are not transferred to Grantee): (i) all water and water rights of any and all kinds, including (without limitation) shares of stock in water companies, (ii) all minerals, coal, carbons, hydrocarbons, oil, gas, chemical elements and compounds, whether in solid, liquid or gaseous form, and all steam and other forms of thermal energy, on, in, or under the above-described Property, and (iii) all subsurface rights of any and all kinds to the extent not included in subsection (ii) above; provided, however, in all events Grantor does not reserve the right (and shall not have the right) to use the Property or extract minerals or other substances from the Property above a depth of 250 feet, nor does Grantor reserve the right (nor shall Grantor have the right) to use the surface of the Property in connection with the rights reserved herein.

Witness our hands on May 14, 2019

Grantor:

Edge Homes Utah, LLC

By: Steve Maddox
Steve Maddox, Manager

STATE OF UTAH
COUNTY OF UTAH

On this 14 day of May, 2019, before me Shelley King, a notary public, personally appeared Steve Maddox, Manager of Edge Homes Utah, LLC, proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged he/she/they executed the same.

Witness my hand and official seal

Shelley King
Notary Public

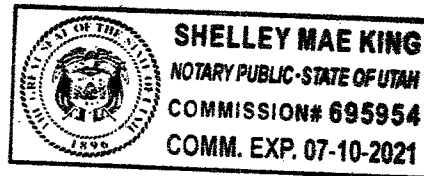


EXHIBIT "A"
Property Description

Lot 1111, The Exchange in Lehi Phase 11 P.U.D. Subdivision Plat, amending a portion of Lots 5 of Hardman Lehi Subdivision Plat "A" residential development, recorded May 31, 2018 as Entry No. 50603:2018 in the official records of the Utah County Recorder, State of Utah, and as identified and described in the Master Declaration of Covenants, Conditions and Restrictions and Reservation of Easements for The Exchange in Lehi, a Master Planned Community, recorded April 12, 2017 as Entry No. 35360:2017 of official records.

TOGETHER WITH a right and easement in and to the Common Area described, and as provided for, in said Declaration (as said Declaration may have heretofore been amended or supplemented).