

AFTER RECORDED MAIL
DOCUMENT AND TAX
NOTICES TO:
257 N 400 W
Provo, UT 84601

ENT 49021:2024 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2024 Jul 23 12:48 PM FEE 40.00 BY AS
RECORDED FOR Invictus Title
ELECTRONICALLY RECORDED

QUIT CLAIM DEED

SEDONA 4, LLC a Utah limited liability company

Grantors,

whose address is 257 N 400 W Provo, UT 84601 hereby CONVEYS AND WARRANTS to:

CLAIR C. BINGHAM and RITA BINGHAM, as HUSBAND AND WIFE AS JOINT TENANTS

Grantee,

for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in Utah County, State of Utah, to-wit:

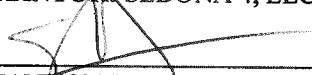
COMMENCING 12 RODS WEST OF THE SOUTHEAST CORNER OF BLOCK 92, PLAT "A", PROVO CITY SURVEY OF BUILDING LOTS; THENCE NORTH 12 RODS; THENCE WEST 3 RODS; THENCE SOUTH 12 RODS; THENCE EAST 3 RODS TO THE BEGINNING, BEING THE EAST ONE-HALF OF LOT 3 OF SAID BLOCK 92,

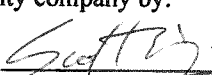
TAX ID 04-087-0017

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2024 taxes and thereafter.

In WITNESS whereof, the grantors caused its name to be affixed this instrument on the 10th day of July 2024.

GRANTOR: SEDONA 4, LLC a Utah Limited liability company by:


SHANNON BINGHAM
Its: Member


SCOTT BINGHAM
Its: Member

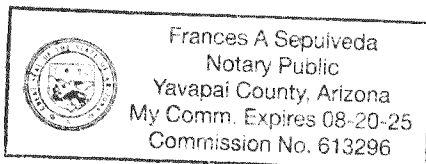

RITA BINGHAM
Its: Member

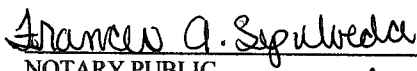

CLAIR C. BINGHAM
Its: Member

STATE OF Arizona)
COUNTY OF Yavapai)

On this 12 day of July 2024 before me, the undersigned Notary Public, personally appeared Clair C. Bingham as Member of SEDONA 4, LLC, a Utah limited liability company personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their capacities and that by their signature on the instrument the persons or the entity upon behalf of which the persons acted, executed this instrument.

NOTARY STAMP BELOW - Do not cover other deed language.

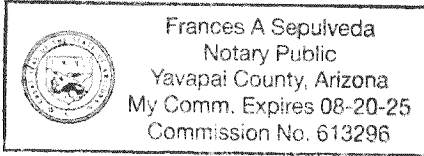



NOTARY PUBLIC
RESIDING at Cottonwood, AZ
My commission expires August 20, 2025

STATE OF Arizona)
COUNTY OF Yavapai)

On this 12 day of July 2024 before me, the undersigned Notary Public, personally appeared **Rita Bingham** as Member of SEDONA 4, LLC, a Utah limited liability company personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their capacities and that by their signature on the instrument the persons or the entity upon behalf of which the persons acted, executed this instrument.

NOTARY STAMP BELOW – Do not cover other deed language.



Frances A. Sepulveda
NOTARY PUBLIC
RESIDING at Cottonwood, AZ
My commission expires August 20, 2025

STATE OF UTAH)
COUNTY OF UTAH)

On this 10 day of July 2024 before me, the undersigned Notary Public, personally appeared **Shannon Bingham** as Member of SEDONA 4, LLC, a Utah limited liability company personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their capacities and that by their signature on the instrument the persons or the entity upon behalf of which the persons acted, executed this instrument.

NOTARY STAMP BELOW – Do not cover other deed language.

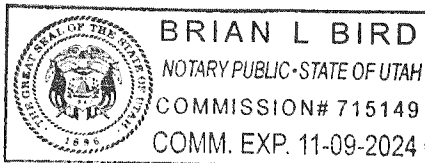


[Signature]
NOTARY PUBLIC
RESIDING at UTAH
My commission expires 11-9-24

STATE OF UTAH)
COUNTY OF UTAH)

On this 18 day of July 2024 before me, the undersigned Notary Public, personally appeared **Scott Bingham** as Member of SEDONA 4, LLC, a Utah limited liability company personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their capacities and that by their signature on the instrument the persons or the entity upon behalf of which the persons acted, executed this instrument.

NOTARY STAMP BELOW – Do not cover other deed language.



[Signature]
NOTARY PUBLIC
RESIDING at UTAH
My commission expires 11-9-24