



Prepared By Provo Land Title
Company
File #80003-19

After Recording Mail To:
1717 North Exchange Park Road
AA 204
Lehi, UT 84043

Space Above This Line for Recorder's Use

WARRANTY DEED

Edge Exchange, 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

Jordan Bryant Larsen, a single man

GRANTEE(S), of 1717 North Exchange Park Road, AA 204, 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.

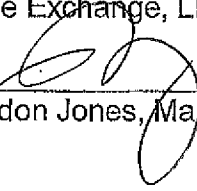
Tax Serial No. 38-580-0204

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 July 10, 2019

Grantor:

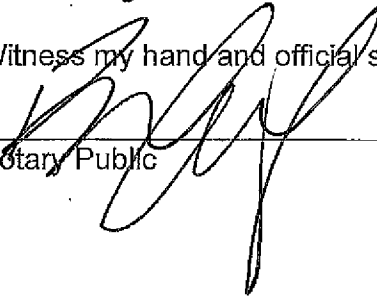
Edge Exchange, LLC, a Utah Limited Liability Company

By: 
Gordon Jones, Manager

STATE OF UTAH
COUNTY OF UTAH

On this 10 day of July, 2019, personally appeared Gordon Jones, whose identity is personally known to me or proved on the basis of satisfactory evidence and who by me duly sworn or affirm, did say he/she is Manager of Edge Exchange, LLC and said document was signed by him/her on behalf of said Limited Liability Company by Authority of its Bylaws or Resolution of its Board of Directors, and said Manager acknowledged to me said Limited Liability Company executed the same.

Witness my hand and official seal.


Notary Public

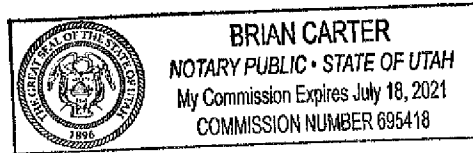


EXHIBIT A

Property 1:

Unit 204, of The Exchange in Lehi Condominium, Phase 14, Plat "AA", together with all improvements located thereon, as said Units are identified in the Plat of said development recorded May 24, 2018 as Entry Number 48153:2018 of the official records of the Utah County Recorder, State of Utah, and as identified and described in the DECLARATION OF CONDOMINIUM FOR THE EXCHANGE IN LEHI CONDOMINIUMS, a Utah Condominium Project, recorded April 12, 2017 as Entry Number 35362:2017, of the official records of the Utah County Recorder, State of Utah.

TOGETHER WITH an undivided interest, and a right and easement of use and enjoyment in and to the Common Area described, as provided for and in the percentage shown, in said Declaration. This conveyance is subject to the provisions of said Declaration, including any amendments thereto. The undivided interest in the Common Area conveyed hereby is subject to modification, from time to time, as provided in the Declaration for expansion of the Condominium Project.