

WHEN RECORDED MAIL TO:
GRANTEE
4924 Vialetto Way
Lehi, UT 84043

WARRANTY DEED

Investor First Fund, LLC, a Utah limited liability company,

GRANTOR,

Of Draper, Utah, Salt Lake County

Hereby CONVEYS and WARRANTS to

Spencer S. Snyder and Megan M. Snyder, husband and wife as joint tenants

GRANTEE,

of Lehi, Utah, Utah County, 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:

The land hereinafter referred to is situated in the City of Lehi, County of Utah, State of UT and is described as follows:

LOT 226, TRAVERSE MOUNTAIN VIALETTO PHASE 2 SUBDIVISION (AMENDING A PORTION OF LOT 40, TRAVERSE MOUNTAIN VIALETTO PHASE I), ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF UTAH.

Tax Serial No.: 53-516-0226

LESS AND EXCEPTING any and all water rights associated herewith.

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

Signature(s) on next page

WITNESS the hand of said Grantor(s), this 11 day of January 2022.

Andrew M. Kay

Investor First Fund, LLC
By: *Andrew M. Kay*
Its: *Manager*

STATE OF UTAH)
) :SS
COUNTY OF UTAH)

On the 11 day of January, 2022, personally appeared before me the, signer(s) of the within instrument, who duly acknowledged to me that they executed the same.

Lorie Wright

Notary Public
Residing at UTAH, :
My Commission Expires: 05/26/2024

