



ENT66791:2022 PG 1 of 3
Andrea Allen
Utah County Recorder
2022 Jun 03 10:19 AM FEE 40.00 BY LT
RECORDED FOR Trident Title Insurance Agency, LLC
ELECTRONICALLY RECORDED

Prepared By Trident Title Insurance
Agency, LLC
98371-22

After Recording Mail Tax Notice To:
351 West 785 North
Vineyard, UT 84059

Space Above This Line for Recorder's Use

WARRANTY DEED

Converge Capital Partners, 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

Peloton Partners, LLC, a Utah Limited Liability Company

GRANTEE(S), of 351 West 785 North, Vineyard, UT 84059

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 thereto, being subject, however, to easements, rights of way, restrictions, etc., of record or enforceable in law or equity.

Tax Serial No. 45-733-0010

Witness our hands on 3 day of June, 2022

Peloton Partners, LLC A Utah Limited Liability Company

By: [Signature]
Eric Slaugh, Member

STATE OF UTAH
COUNTY OF UTAH

On this 3 day of June, 2022, before me, a notary public, personally appeared Eric Slaugh, Member of Peloton Partners, LLC A Utah Limited Liability Company, 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

[Signature]
Notary Public

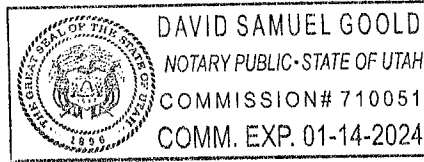


EXHIBIT A

Property 1:

UNIT 304, BUILDING II, LAKEFRONT @ VINEYARD TOWN CENTER, PHASE 2D 7th SUPPLEMENTAL CONDOMINIUMS, AS THE SAME IS IDENTIFIED IN THE RECORDED SURVEY MAP IN UTAH COUNTY, UTAH, AS ENTRY NO. 108714:2020 AND MAP FILING NO. 17178 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED) AND IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN UTAH COUNTY, UTAH, AS ENTRY NO. 84264:2019 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED).

ALSO UNIT 304 (GARAGE), BUILDING II, LAKEFRONT @ VINEYARD TOWN CENTER, PHASE 2D 7th SUPPLEMENTAL CONDOMINIUMS, AS THE SAME IS IDENTIFIED IN THE RECORDED SURVEY MAP IN UTAH COUNTY, UTAH, AS ENTRY NO. 108714:2020 AND MAP FILING NO. 17178 (AS SAID RECORD OF SURVEY MAP MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED) AND IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN UTAH COUNTY, UTAH, AS ENTRY NO. 84264:2019 (AS SAID DECLARATION MAY HAVE HERETOFORE BEEN AMENDED OR SUPPLEMENTED).

TOGETHER WITH THE UNDIVIDED OWNERSHIP INTEREST IN SAID PROJECT'S COMMON AREA AS ESTABLISHED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND ALLOWING FOR PERIODIC ALTERATION BOTH IN THE MAGNITUDE OF SAID UNDIVIDED INTEREST AND IN THE COMPOSITION OF THE COMMON AREAS AND FACILITIES TO WHICH SAID INTEREST RELATES.