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Carri R. Jeffries, Iron County Recorder - Page 1 of 2

09/16/2021 04:23:55 PM By: FIRST AMERICAN - ST. GEORGE MAIN

Recording Requested by:
First American Title Insurance Company
50 East 100 South, Suite 100
St. George, UT 84770
(435)673-5491

Mail Tax Notices to and
AFTER RECORDING RETURN TO:
Plumb Investment, L.C.
201 S. Main Street, Ste. 2000
Salt Lake City, UT 84111

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **363-6155444 (JB)**
A.P.N.: **A-1164-0000-0000**

Brianhead 159 SEM, LLC, a Utah limited liability company, Grantor, of St. George, Washington County, State of UT, hereby CONVEY AND WARRANT to

Plumb Investment, L.C., a Utah limited liability company, Grantee, of Salt Lake City, Salt Lake County, State of UT, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in Iron County, State of Utah:

LOTS SEVEN (7), EIGHT (8), NINE (9), TEN (10), ELEVEN (11), THIRTEEN (13) AND FOURTEEN (14); AND THE EAST HALF OF THE SOUTHEAST QUARTER (E 1/2 SE 1/4) OF SECTION 1, TOWNSHIP 36 SOUTH, RANGE 9 WEST, SALT LAKE BASE AND MERIDIAN.

EXCEPTING THEREFROM: BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 1, AND RUNNING THENCE NORTH 0°11'42" EAST 290 FEET ALONG THE 1/16 SECTION LINE; THENCE SOUTH 89°11'05" EAST 130 FEET; THENCE SOUTH 0°11'42" WEST 290 FEET; THENCE NORTH 89°11'05" WEST 130 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM ALL THAT PORTION LYING WITHIN STEAM ENGINE MEADOWS SUBDIVISION, PHASE 1, AMENDED, ACCORDING TO THE OFFICIAL PLAT THEREOF, AS FILED IN THE OFFICE OF THE IRON COUNTY RECORDERS.

Subject to easements, restrictions and rights of way appearing of record and general property taxes for the year 2021 and thereafter.

Witness, the hand(s) of said Grantor(s), this **September 16, 2021.**

Brianhead 159 SEM, LLC, a Utah limited liability company

By: [Signature]
Name: Wes Davis
Title: Manager

STATE OF UTAH)
County of WASHINGTON)ss.

On SEPTEMBER 16 2021, before me, the undersigned Notary Public, personally appeared **Wes Davis, Manager of Brianhead 159 SEM, LLC, a Utah limited liability company**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires: 02-08-2025

[Signature]
Notary Public

