

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

Larsen & Risley
Attorneys at Law
3200 Park Center Drive, Suite 720
Costa Mesa, CA 92626

MAIL TAX STATEMENTS TO:

Mathews Steel, LLC
1236 S Highway 66
Morgan, UT 84050

E 3487511 B 8049 P 768-769
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
07/13/2022 01:46 PM
FEE \$40.00 Pgs: 2
DEP RTT REC'D FOR LARSEN & RISLEY

RETURNED

JUL 13 2022

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED

A.P.N.: 10-029-0098

HILLSIDE ASSETS, LLC, a California limited liability company organized and existing under the laws of the State of California with its principal office at 1236 S Highway 66, Morgan, Utah of Morgan County, State of Utah, as to an undivided 80% as a tenant in common, grantor hereby **CONVEYS AND WARRANTS** against all claiming by, through or under it to

MATHEWS STEEL, LLC, a Utah limited liability company organized and existing under the laws of the State of Utah with its principal office at 1236 S Highway 66, Morgan, Utah of Morgan County, State of Utah, for the sum of TEN DOLLARS, the following described tract of land in Davis County, State of Utah:

BEGINNING AT A POINT NORTH 908.62 FEET AND EAST 922.57 FEET FROM THE SOUTHWEST CORNER OF SECTION 17, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALE LAKE BASE & MERIDIAN; SAID POINT BEING THE INTERSECTION OF THE SOUTH LINE OF HIGHWAY 91 AND THE WEST LINE OF 1120 NORTH STREET, AND RUNNING THENCE SOUTH 38°27'50" WEST 145.00 FEET ALONG THE WEST LINE OF 1120 NORTH STREET; THENCE NORTH 51°32'10" WEST 230.00 FEET; THENCE NORTH 38°27'50" EAST 145.56 FEET TO A POINT ON THE SOUTH LINE OF HIGHWAY 91; THENCE SOUTH 51°23'50" EAST 230.00 FEET ALONG SAID SOUTH LINE OF HIGHWAY 91 TO THE POINT OF BEGINNING.

In witness whereof, the Grantor has caused its corporate name and seal to be hereunder affixed by its duly authorized officers this 3RD day of JUNE, 2022, A.D.

Dated: JUNE 3, 2022

HILLSIDE ASSETS, LLC, a
California limited liability company

By: 
JEFF R. MATHEWS
Its: Manager

JEFF MATHEWS 

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF UTAH)
) SS.
COUNTY OF Morgan)

On June 3rd, 2022, before me, Breann Garfield, Notary Public, personally appeared JEFF R. MATHEWS, who 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 by 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.

I certify under PENALTY OF PERJURY under the laws of the State of Utah that the foregoing paragraph is true and correct.

Witness my hand and official seal.


NOTARY SIGNATURE



RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

Larsen & Risley
Attorneys at Law
3200 Park Center Drive, Suite 720
Costa Mesa, CA 92626

MAIL TAX STATEMENTS TO:

Mathews Steel, LLC
1236 S Highway 66
Morgan, UT 84050

E 3496462 B 8086 P 604-605
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
09/06/2022 02:01 PM
FEE \$40.00 Pgs: 2
DEP RTT REC'D FOR LARSEN & RISLEY
ATTY AT LAW

RETURNED

SEP 06 2022

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SPECIAL WARRANTY DEED

A.P.N.: 10-029-0098

ARDEN LIMITED PARTNERSHIP, a California limited partnership, organized and existing under the laws of the State of California with its principal office at 1236 S Highway 66, Morgan, Utah of Morgan County, State of Utah, as to an undivided 1% as a tenant in common, grantor hereby **CONVEYS AND WARRANTS** against all claiming by, through or under it to

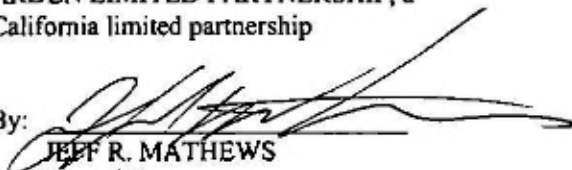
MATHEWS STEEL, LLC, a Utah limited liability company organized and existing under the laws of the State of Utah with its principal office at 1236 S Highway 66, Morgan, Utah of Morgan County, State of Utah, for the sum of **TEN DOLLARS**, the following described tract of land in Davis County, State of Utah:

BEGINNING AT A POINT NORTH 908.62 FEET AND EAST 922.57 FEET FROM THE SOUTHWEST CORNER OF SECTION 17, TOWNSHIP 4 NORTH, RANGE 1 WEST, SALE LAKE BASE & MERIDIAN; SAID POINT BEING THE INTERSECTION OF THE SOUTH LINE OF HIGHWAY 91 AND THE WEST LINE OF 1120 NORTH STREET, AND RUNNING THENCE SOUTH 38°27'50" WEST 145.00 FEET ALONG THE WEST LINE OF 1120 NORTH STREET; THENCE NORTH 51°32'10" WEST 230.00 FEET; THENCE NORTH 38°27'50" EAST 145.56 FEET TO A POINT ON THE SOUTH LINE OF HIGHWAY 91; THENCE SOUTH 51°23'50" EAST 230.00 FEET ALONG SAID SOUTH LINE OF HIGHWAY 91 TO THE POINT OF BEGINNING.

In witness whereof, the Grantor has caused its corporate name and seal to be hereunder affixed by its duly authorized officers this 3RD day of JUNE, 2022, A.D.

Dated: JUNE 3, 2022

ARDEN LIMITED PARTNERSHIP, a
California limited partnership

By: 
JEFF R. MATHEWS
Its: General Partner

JEFF MATHEWS 

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF UTAH)
) SS.
COUNTY OF Morgan)

On June 3rd, 2022, before me, Breann Garfield, Notary Public, personally appeared JEFF R. MATHEWS, who 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 by 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.

I certify under PENALTY OF PERJURY under the laws of the State of Utah that the foregoing paragraph is true and correct.

Witness my hand and official seal.

Breann Garfield
NOTARY SIGNATURE

