

CTIA# 151155-WHP

13938177 B: 11331 P: 6103 Total Pages: 3
04/22/2022 02:54 PM By: bmeans Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: CSC ERECORDING
919 N 1000 WLOGAN, UT 84321

WHEN RECORDED, RETURN TO:
WDG Trail Crossing, LLC
1178 Legacy Crossing Blvd., Suite 100
Centerville, Utah 84014

Parcel No.: 26-24-353-001

SPECIAL WARRANTY DEED

DB TRAIL CROSSING, LLC, a Delaware limited liability company, whose address is 1178 Legacy Crossing Blvd., Suite 100, Centerville, Utah 84014 ("Grantor"), hereby conveys and warrants against all who claim by, through, or under Grantor to **WDG TRAIL CROSSING, LLC**, a Utah limited liability company, whose address is 1178 Legacy Crossing Blvd., Suite 100, Centerville, Utah 84014, as to an undivided fifty percent (50%) interest, and **VP DAYBREAK OPERATIONS LLC**, a Delaware limited liability company, whose address is 11248 S. Kestrel Rise Road, Suite 201, South Jordan, Utah 84009, as to an undivided fifty percent (50%) interest, as tenants in common (collectively, "Grantee"), for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real property located in Salt Lake County, State of Utah, to wit:

See attached Exhibit A.

SUBJECT TO current taxes and assessments and all declarations, easements, rights-of-way, restrictions, covenants, and other matters of public record or enforceable in law and equity.

WITNESS the hand of said Grantor this 19 day of April, 2022.

GRANTOR:

DB TRAIL CROSSING, LLC, a Delaware limited liability company

By: VP Daybreak Operations LLC, a Delaware limited liability company

Its: Manager

By: Miller Family Real Estate, L.L.C., a Utah limited liability company

Its: Manager


By: 
Name: Brad Molmes

Its: President

STATE OF UTAH)
) ss.
COUNTY OF SALT LAKE)

The foregoing Special Warranty Deed was acknowledged before me this 19 day of April, 2022, by Brad Holmes, as President of Miller Family Real Estate, L.L.C., a Utah limited liability company, the Manager of VP Daybreak Operations LLC, a Delaware limited liability company, the Manager of DB Trail Crossing, LLC, a Delaware limited liability company.





Notary Public
Residing at: State of Utah

EXHIBIT A

Legal Description of the Property

Lot C-109, KENNECOTT DAYBREAK VILLAGE 7A PLAT 1, according to the official plat thereof, recorded November 20, 2015 as Entry No. 12174130 in Book 2015P at Page 261 in the Salt Lake County Recorder's office.

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SPECIAL WARRANTY DEED

VP DAYBREAK OPERATIONS LLC, a Delaware limited liability company, whose address is 11248 S. Kestrel Rise Road, Suite 201, South Jordan, Utah 84009 ("Grantor"), hereby conveys and warrants against all who claim by, through, or under Grantor to **WDG TRAIL CROSSING, LLC**, a Utah limited liability company ("Grantee"), whose address is 1178 Legacy Crossing Blvd., Suite 100, Centerville, Utah 84014, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor's undivided fifty percent (50%) interest, as a tenant in common, in the following described real property located in Salt Lake County, State of Utah, to wit:

See attached Exhibit A.

SUBJECT TO current taxes and assessments and all declarations, easements, rights-of-way, restrictions, covenants, and other matters of public record or enforceable in law and equity.

WITNESS the hand of said Grantor this 19 day of April, 2022.

GRANTOR:

VP DAYBREAK OPERATIONS LLC, a
Delaware limited liability company

By: Miller Family Real Estate, L.L.C., a Utah
limited liability company

Its: Manager

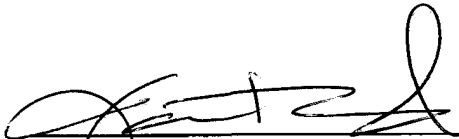
By: 
Name: Brad Holmes

Its: President

STATE OF UTAH)
) ss.
COUNTY OF SALT LAKE)

The foregoing Special Warranty Deed was acknowledged before me this 19 day of April, 2022, by Brad Holmes, as President of Miller Family Real Estate, L.L.C., a Utah limited liability company, the Manager of VP Daybreak Operations LLC, a Delaware limited liability company.





Notary Public
Residing at: State of Utah

EXHIBIT A

Legal Description of the Property

Lot C-109, KENNECOTT DAYBREAK VILLAGE 7A PLAT 1, according to the official plat thereof, recorded November 20, 2015 as Entry No. 12174130 in Book 2015P at Page 261 in the Salt Lake County Recorder's office.