

WHEN RECORDED MAIL TO:
COTTLE CAPITAL GROUP
801 N 500 W Ste 103
Bountiful UT 84010

ENT 51261:2019 PG 1 of 3
Jeffery Smith
Utah County Recorder
2019 Jun 06 04:06 PM FEE 40.00 BY MA
RECORDED FOR Inwest Title - Orem #1
ELECTRONICALLY RECORDED

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY _____

RECORDED AT THE REQUEST OF INWEST TITLE SERVICES, INC. ORDER # 252666
MAIL TAX NOTICE TO: COTTLE CAPITAL GROUP

801 N 500 W Ste 103 Bountiful UT 84010

WARRANTY DEED

JEMAL, LLC, A UTAH LIMITED LIABILITY COMPANY, AS TO PARCEL 1

AND

LOVELAND, LLC, A UTAH LIMITED LIABILITY COMPANY, AS TO PARCELS 2 AND 3

GRANTOR(S)

OF ALPINE, COUNTY OF UTAH, STATE OF UT
HEREBY CONVEY AND WARRANT TO

COTTLE CAPITAL GROUP, LLC

GRANTEE(S)

OF APLINE, COUNTY OF UTAH, STATE OF UT
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,
THE FOLLOWING DESCRIBED TRACT OF LAND IN UTAH COUNTY, STATE OF :

(11-023-0110)

See Attached Exhibit "A"

SUBJECT TO EASEMENTS, RESTRICTIONS, ENCUMBRANCES AND RIGHTS OF WAY OF RECORD, AND TAXES
FOR THE YEAR 2019 AND THEREAFTER.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS JUNE 1, 2019.

JEMAL, LLC


By: LYNNETTE C LOVELAND, Manager

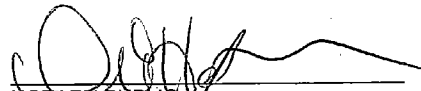
LOVELAND, LLC


By: LYNNETTE C LOVELAND, Manager

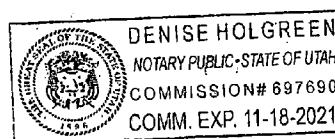
ACKNOWLEDGMENT

STATE OF UTAH)
 (ss.
COUNTY OF UTAH)

On JUNE 1, 2019, personally appeared before me **LYNNETTE C LOVELAND, MANAGER**, whose identity(ies) is/are personally known to me, or proven on the basis of satisfactory evidence, and who by me duly sworn/affirmed, did say that he/she/they is/are acting in the capacity referenced above for **JEMAL, LLC**, and that said document was signed by him/her/them in behalf of said Limited Liability Company by the authority of its Articles of Organization, Operating Agreement, or by consent of the Company Members, and said individual(s) acknowledged to me that said Limited Liability Company executed the same.


NOTARY PUBLIC

My Commission Expires: 11-18-21
Residing at: Orem UT



STATE OF UTAH)
(ss.
COUNTY OF UTAH)

On JUNE 1, 2019, personally appeared before me **LYNNETTE C LOVELAND, MANAGER**, whose identity(ies) is/are personally known to me, or proven on the basis of satisfactory evidence, and who by me duly sworn/affirmed, did say that he/she/they is/are acting in the capacity referenced above for **LOVELAND, LLC**, and that said document was signed by him/her/them in behalf of said Limited Liability Company by the authority of its Articles of Organization, Operating Agreement, or by consent of the Company Members, and said individual(s) acknowledged to me that said Limited Liability Company executed the same.



NOTARY PUBLIC

My Commission Expires: 11-18-21
Residing at: oremi ut

 **INWEST TITLE**
374 WEST CENTER STREET
OREM, UT 84057


 **DENISE HOLGREEN**
NOTARY PUBLIC-STATE OF UTAH
COMMISSION# 697690
COMM. EXP. 11-18-2021

EXHIBIT "A"

PARCEL 1: (11-023-0110)

ADDRESS: NONE ASSIGNED

COMMENCING 122.76 FEET NORTH AND 1253.38 FEET WEST FROM THE NORTHEAST CORNER OF SECTION 25, TOWNSHIP 4 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE WEST ALONG THE SOUTH BOUNDARY LINE OF THE L. ROSS AND JOANNE C. BECK TITLE LINE (ENTRY NO. 28730 IN 3412 AT PAGE 257) THENCE NORTH 88°14' WEST 74.96 FEET; THENCE SOUTH 76°32' WEST 70.38 FEET; THENCE SOUTH 40°30'05" WEST 230.49 FEET; THENCE SOUTH 63°26'06" WEST 111.80 FEET; THENCE SOUTH 41°15'06" WEST 203.25 FEET; THENCE ALONG INTERLINE RESOURCE CORPORATION DEED TITLE (ENTRY NO. 32987:2008) AND ALPINE MAIN STREET VILLAGE 3RD AMENDED PLAT "A" AS FOLLOWS: THENCE SOUTH 70°27'24" EAST 272.51 FEET; THENCE NORTH 82°56'04" EAST 143.51 FEET; THENCE NORTH 189.8 FEET; THENCE WEST 40.41 FEET; THENCE NORTH 136.17 FEET; THENCE SOUTH 89°32'27" EAST 191.07 FEET; THENCE NORTH 43.97 FEET; THENCE NORTH 13°04'00" WEST 99.50 FEET TO THE POINT OF BEGINNING.

SITUATE IN UTAH COUNTY, STATE OF UTAH.

PARCEL 2: (11-023-0109)

ADDRESS: 242 S MAIN ST, ALPINE, UTAH 84004

COMMENCING SOUTH 18.14 FEET AND WEST 1230.86 FEET FROM THE NORTHEAST CORNER OF SECTION 25, TOWNSHIP 4 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 00°00'01" WEST 134.7 FEET; THENCE NORTH 89°59'58" WEST 191.06 FEET; THENCE NORTH 00°00'01" WEST 136.17 FEET; THENCE SOUTH 89°33'29" EAST 191.06 FEET TO THE POINT OF BEGINNING.

SITUATE IN UTAH COUNTY, STATE OF UTAH.

PARCEL 3: (11-023-0029)

ADDRESS: 264 S MAIN ST, ALPINE, UTAH 84004

BEGINNING AT A POINT 324.16 FEET SOUTH AND 1232.45 FEET WEST FROM THE NORTHEAST CORNER OF SECTION 25, TOWNSHIP 4 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 82°56'04" WEST 150.22 FEET; THENCE NORTH 189.80 FEET; THENCE EAST 150.65 FEET; THENCE SOUTH 0°31'30" WEST 171.33 FEET TO POINT OF BEGINNING.

SITUATE IN UTAH COUNTY, STATE OF UTAH.