

MAIL TAX NOTICES TO GRANTEE(S) AT:
**13961 S. MINUTEMAN DRIVE, #101
DRAPER, UTAH 84020**

ENT50669:2020 PG 1 of 2
Jeffery Smith
Utah County Recorder
2020 Apr 17 03:20 PM FEE 40.00 BY MG
RECORDED FOR GT Title Services - Spanish Fork
ELECTRONICALLY RECORDED



Tax ID No.: **46-788-0002**

WARRANTY DEED

STERLING ASSET PROPERTIES, LLC, a UTAH Limited Liability Company (hereafter referred to as "**Grantor**"), in exchange for good and valuable consideration, hereby convey(s) and warrant(s) to

ESSENCE PROPERTY, LLC, a UTAH Limited Liability Company

of **UTAH** County, State of **Utah** (hereafter "**Grantee**"),

that certain real property located in **UTAH** County, Utah commonly known as **220 South 2500 West, PLEASANT GROVE, UT 84062**, and further described as follows:

LOT 2, MAYFIELD NORTH PROFESSIONAL OFFICE SUITES SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE UTAH COUNTY RECORDER.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the current year and thereafter.

The undersigned person executing this deed on behalf of Grantor represents and certifies that he/she has been fully authorized and empowered, by proper action of the governing body of Grantor, to execute and deliver this deed; that Grantor has full capacity to convey the real estate described herein; and that all necessary action for the making of such conveyance has been taken and done.

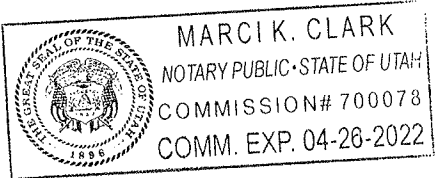
Witness the hand of Grantor this 17th day of APRIL, 2020.

STERLING ASSET PROPERTIES, LLC

By: R. Kelley Thueson
R. KELLEY THUESON, MANAGER

STATE OF UTAH)
) ss.
COUNTY OF **UTAH**)

On this 17th day of April, 2020, personally appeared before me **R. KELLEY THUESON**, who stated that he is the **MANAGER of STERLING ASSET PROPERTIES, LLC**, the named Grantor of the within instrument, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and duly acknowledged that he executed this instrument in his authorized capacity on behalf of said company, intending to be legally bound. Witness my hand and official seal.



Marci K Clark
NOTARY PUBLIC