

Mail Recorded Deed and Tax Notice To:
Saratoga Springs Corporation
1307 N. Commerce Drive, Suite 200
Saratoga Springs, UT 84045

ENT 194445:2020 PG 1 of 3
Jeffery Smith
Utah County Recorder
2020 Dec 07 03:15 PM FEE 40.00 BY SW
RECORDED FOR Cottonwood Title Insurance Agency, Inc.
ELECTRONICALLY RECORDED



File No.: 135480-CPP

SPECIAL WARRANTY DEED

Fieldstone Canton Ridge Park, LLC, a Utah limited liability company

GRANTOR(S) of Draper, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Saratoga Springs Corporation

GRANTEE(S) of Saratoga Springs, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

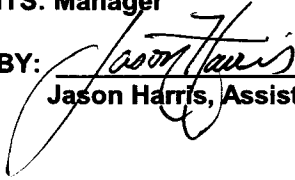
TAX ID NO.: 58-041-0237 and 58-041-0225 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2020 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

Dated this 11/17/2020.

Fieldstone Canton Ridge Park, LLC, a Utah limited liability company

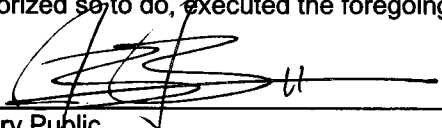
**BY: Fieldstone Utah Investors, LLC
ITS: Manager**

BY: 
Jason Harris, Assistant Secretary

STATE OF UTAH

COUNTY OF SALT LAKE

On the 17th day of November, personally appeared before me Jason Harris, who acknowledged himself to be the Assistant Secretary of Fieldstone Utah Investors, LLC, Manager of Fieldstone Canton Ridge Park, LLC, a Utah limited liability company, and that he, as such Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained.



Notary Public



EXHIBIT A
Legal Description

A portion of the Southwest quarter of Section 34, Township 5 South, Range 1 West, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at a point located North 00°23'55" West along the quarter section line 958.42 feet and West 264.70 feet from the South quarter corner of Section 34, Township 5 South, Range 1 West, Salt Lake Base and Meridian; thence West 136.15 feet; thence Northwesterly along the arc of a 3106.35 foot radius non-tangent curve to the right (radius bears: North 52°09'21" East) 1851.09 feet through a central angle of 34°08'34" (chord: North 20°46'22" West 1823.82 feet) to the quarter section line; thence South 89°50'07" East along the quarter section line 106.60 feet; thence Southeasterly along the arc of a 3000.00 foot radius non-tangent curve to the left (radius bears: North 86°09'41" East) 1864.07 feet through a central angle of 35°36'04" (chord: South 21°38'21" East 1834.23 feet) to the point of beginning.