

MAIL TAX NOTICES TO:
1085 West 9000 South
West Jordan, UT 84088
File No. 2009082

13444455
10/29/2020 3:50:00 PM \$40.00
Book - 11050 Pg - 483-484
RASHELLE HOBBS
Recorder, Salt Lake County, UT
1ST LIBERTY TITLE LC
BY: eCASH, DEPUTY - EF 2 P.

WARRANTY DEED

RIVER OAKS ESTATES, LC

Grantor(s) of Salt Lake County, State of Utah, hereby CONVEY and WARRANT to

NELSON JONES PLLC

Grantee, of Salt Lake County, grantee(s), for the sum of TEN AND NO/100 -- DOLLARS, and other good and valuable consideration, the following described tract of land in Salt Lake County, State of Utah:

Beginning at a point North 89°58'02" East 1846.01 feet and South 0°01'58" East 53.28 feet from the West quarter corner of Section 2, Township 3 South, Range 1 West, Salt Lake Base and Meridian and running thence South 0°01'58" East 326.91 feet; thence North 89°58'02" East 125.00 feet; thence North 0°01'58" West 321.75 feet; thence Northwesterly along a 11,512.16 foot radius curve to the right 71.04 feet; thence North 87°34'11" West 54.06 feet to the point of beginning.

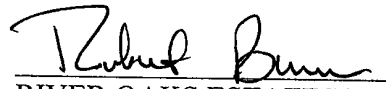
Less and Excepting therefrom that portion included in the Hidden Peak Drive Roadway Dedication recorded November 28, 2005 as Entry No. 9564309 in Book 9222 at Page 2660.

Tax I.D.#: 27-02-326-028

SUBJECT TO:

1. Taxes for the year 2020 and all subsequent years.
2. Covenants, Conditions, Restrictions, Easement and rights of way of record or enforceable in law or equity.
3. All applicable zoning laws and ordinances.

DATED: 10/28/20

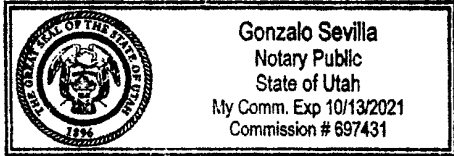

RIVER OAKS ESTATES LC
by Robert Barrus, Manager

STATE OF UTAH)

: ss.

COUNTY OF SALT LAKE)

On 10/28/20, personally appeared before me RIVER OAKS ESTATES LC by Robert Barrus, Manager the signer of the within instrument, who duly acknowledged to me that he/she/they executed the same.




NOTARY PUBLIC