

Mail Recorded Deed and Tax Notice To:  
Brighton Provo Offices, LLC  
45 East Center St., Suite 103  
North Salt Lake, UT 84054



Accommodation recording

---

## WARRANTY DEED

Rivers Edge Commercial, LLC, a Utah limited liability company

**GRANTOR(S)** of North Salt Lake, State of Utah, hereby Conveys and Warrants to

Brighton Provo Offices, LLC, a Utah limited liability company

**GRANTEE(S)** of North Salt Lake, 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.:** 46-992-0005 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2022 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signature on following page]*

ACCOMMODATION RECORDING ONLY  
COTTONWOOD TITLE INSURANCE AGENCY,  
INC. MAKES NO REPRESENTATION AS TO  
CONDITION OF TITLE, NOR DOES IT ASSUME  
ANY RESPONSIBILITY FOR VALIDITY,  
SUFFICIENCY OR EFFECTS OF DOCUMENT.

Dated this 3 day of ~~January~~ <sup>February</sup> 2022. *SP*

Rivers Edge Commercial, LLC, a Utah limited liability company

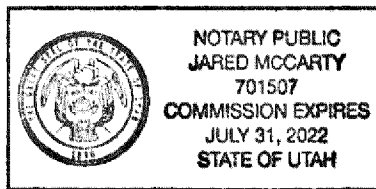
BY: *Nathan W. Pugsley*  
Nathan W. Pugsley, Manager

STATE OF UTAH

COUNTY OF DAVIS

On this 3rd day of ~~January~~ <sup>February</sup>, 2022, before me, personally appeared Nathan W. Pugsley, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he executed the same on behalf of Rivers Edge Commercial, LLC, a Utah limited liability company.

  
\_\_\_\_\_  
Notary Public



**EXHIBIT A**  
**Legal Description**

Beginning at a point being on the northerly right-of-way line of 2230 North Street, said point also being 525.51 feet North 88°26'46" East and 1042.81 feet North 01°33'14" West from the South Quarter Corner of Section 25, Township 6 South, Range 2 East, Salt Lake Base and Meridian and running thence, along said northerly right-of-way line of 2230 North Street, North 87°33'25" West 182.31 feet; thence North 01°50'01" West 142.70 feet; thence North 88°09'59" East 53.06 feet; thence East 131.73 feet; thence South 01°55'18" East 141.29 feet; thence southwesterly 11.39 feet along the arc of a 20.00 foot radius curve to the right, through a central angle of 32°37'18", (chord bears South 14°23'21" West 11.23 feet) to the Point of Beginning.

Contains 27,366 Sq. Ft. (0.63 Ac.)

Basis of Bearing being North 88°26'46" East along the section line from the South Quarter Corner to a witness corner marking the Southeast Corner of Section 25, Township 6 South, Range 2 East, Salt Lake Base and Meridian.