

13873137 B: 11296 P: 2586 Total Pages: 3
01/19/2022 01:46 PM By: ndarmiento Fees: \$40.00
WD- WARRANTY DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121

Mail Recorded Deed and Tax Notice To:
KM8 Holdings, LLC, a Utah limited liability company
4725 South Holladay Blvd., Suite 210
Holladay, UT 84117



File No.: 142986-DMF

WARRANTY DEED

William D. Jones (aka W. D. Jones) and Mary K. Jones, husband and wife as joint tenants

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

KM8 Holdings, LLC, a Utah limited liability company

GRANTEE(S) of Holladay, 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 **Salt Lake County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 21-28-230-024 (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]

Dated this 19th day of January, 2022.

William D. Jones aka W.D. Jones
by Mary K. Jones as Attorney in Fact
William D. Jones aka W.D. Jones

By: _____
Mary K. Jones, as Attorney in Fact

Mary K. Jones
Mary K. Jones

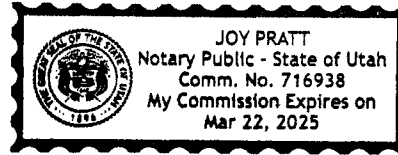
STATE OF UTAH

COUNTY OF SALT LAKE

On this 19th day of January, 2022, before me, personally appeared Mary K. Jones as Attorney in Fact for William D. Jones aka W.D. Jones, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same.

Joy Pratt

Notary Public



STATE OF UTAH

COUNTY OF SALT LAKE

On this 19th day of January, 2022, before me, personally appeared Mary K. Jones, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same.

Joy Pratt

Notary Public

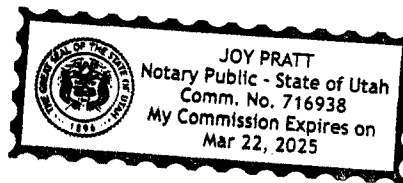


EXHIBIT A
Legal Description

Beginning South 914 feet from the Northeast corner of Section 28, Township 2 South, Range 1 West, Salt Lake Meridian; and running thence South 16.50 feet; thence West 384.45 feet; thence South 04°30' East 117.01 feet; thence West 392.735 feet; thence North 00°07'24" West 283 feet; thence East 403.03 feet; thence South 03°47'40" East 64.35 feet; thence South 03°59'30" West 85.85 feet; thence East 367.30 feet to point of beginning.

TOGETHER WITH AND SUBJECT TO the following described right of way:

Beginning at a point which is South 914.00 feet along the section line from the Northeast corner of Section 28, Township 2 South, Range 1 West, Salt Lake Base and Meridian; and running thence South 33.00 feet along the section line; thence West 383.16 feet; thence South 04°30'00" East 100.46 feet; thence West 30.00 feet; thence North 04°30'00" West 133.56 feet; thence East 415.74 feet to the point of beginning.

EXCEPTING THEREFROM that portion of said property owned or claimed by South Jordan Canal Company, and further defined and set forth in that certain Judgment docketed February 9, 1976 under Case No. 266580 in Docket 137 at Page 514 in the Third Judicial District Court in and for Salt Lake County, State of Utah.

ALSO EXCEPTING THEREFROM that portion of the herein described property lying within the bounds of 2200 West Street, as conveyed to the City of West Jordan, a municipal corporation and political subdivision of the State of Utah, by that certain Quit-Claim Deed recorded November 22, 1995 as Entry No. 6219466 in Book 7275 at Page 2654 of official records.