



ENT 102985:2018 PG 1 of 3  
**Jeffery Smith**  
**Utah County Recorder**  
2018 Oct 26 11:49 AM FEE 14.00 BY HF  
RECORDED FOR Provo Land Title Co.  
ELECTRONICALLY RECORDED

## WARRANTY DEED

### Edge Exchange, LLC

GRANTOR(S) for and in *consideration of the sum of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration* in hand paid by

**Stephen Gustin and Betty Gustin**, husband and wife with full rights of survivorship

GRANTEE(S), of **4166 West 1850 North #102, LEHI UT ,84043**

hereby CONVEYS AND WARRANTS unto said GRANTEE(S), the following lands lying in UTAH County, Utah:

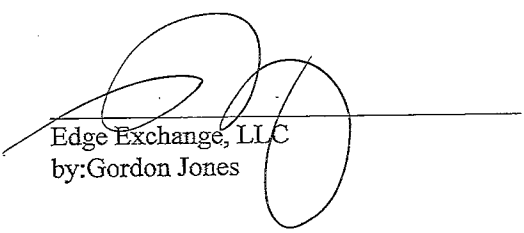
See Attached Exhibit "A"

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise appertaining thereto, being subject, however, to easements, rights of way, restrictions, etc., of record or enforceable in law or equity.

TAX SERIAL NO. 38-558-102

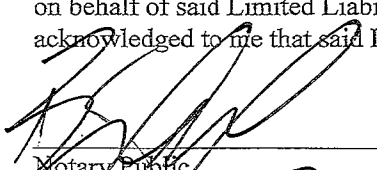
RESERVING specifically unto Grantor (which rights are not transferred to Grantee): (i) all water and water rights of any and all kinds, including (without limitation) shares of stock in water companies, (ii) all minerals, coal, carbons, hydrocarbons, oil, gas, chemical elements and compounds, whether in solid, liquid or gaseous form, and all steam and other forms of thermal energy, on, in, or under the above-described Property, and (iii) all subsurface rights of any and all kinds to the extent not included in subsection (ii) above; provided, however, in all events Grantor does not reserve the right (and shall not have the right) to use the Property or extract minerals or other substances from the Property above a depth of 250 feet, nor does Grantor reserve the right (nor shall Grantor have the right) to use the surface of the Property in connection with the rights reserved herein.

WITNESS our hands on this 8<sup>th</sup> day of October, 2018

  
Edge Exchange, LLC  
by: Gordon Jones

State of Utah )  
SS:  
County of Utah )

On the 8<sup>th</sup> day of October, 2018 personally appeared before me, Gordon Jones, who being by me duly sworn did say, each for himself, that they are the members/managers of the Edge Exchange, LLC a Limited Liability Company and that the within and foregoing instrument was signed on behalf of said Limited Liability Company by authority of its articles of organization and each duly acknowledged to me that said Limited Liability Company executed the same.

  
Notary Public

Commission expires:

Residing in:

7-18-2021  
Spanish Fork, UT.



BRIAN CARTER

NOTARY PUBLIC • STATE OF UTAH

My Commission Expires July 18, 2021

COMMISSION NUMBER 695418

**EXHIBIT "A"**

Tax Serial No. 38-558-102

Unit 102, of The Exchange in Lehi Condominium, Phase 8, Plat "H", together with all improvements located thereon, as said Units are identified in the Plat of said development recorded January 18, 2018 as Entry Number 5689:2018 of the official records of the Utah County Recorder, State of Utah, and as identified and described in the DECLARATION OF CONDOMINIUM FOR THE EXCHANGE IN LEHI CONDOMINIUMS, a Utah Condominium Project, recorded April 12, 2017 as Entry Number 35362:2017, of the official records of the Utah County Recorder, State of Utah.

TOGETHER WITH an undivided interest, and a right and easement of use and enjoyment in and to the Common Area described, as provided for and in the percentage shown, in said Declaration. This conveyance is subject to the provisions of said Declaration, including any amendments thereto. The undivided interest in the Common Area conveyed hereby Is subject to modification, from time to time, as provided in the Declaration for expansion of the Condominium Project.