

This Document Prepared By:

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Salt Lake City, Utah 84102
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WHEN RECORDED MAIL TO:

Apple Mud Hut LLC
c/o Trent Mehlhoff
173 W. High Sierra Dr.
Elk Ridge, UT 84651

**After Recording, Return and
Mail Tax Statements To:**

Apple Mud Hut LLC
c/o Trent Mehlhoff
173 W. High Sierra Dr.
Elk Ridge, UT 84651

WARRANTY DEED

TRENT MEHLHOFF, as GRANTOR,

Whose current mailing address is 173 W. High Sierra Dr., Elk Ridge, UT 84651;

HEREBY convey and warrant to

APPLE MUD HUT LLC, a Utah limited liability company, as GRANTEE

Whose current mailing address is 173 W. High Sierra Dr., Elk Ridge, UT 84651;

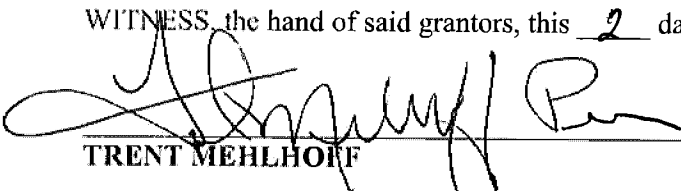
FOR the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, the receipt of which is hereby acknowledged, an undivided 50% interest in the following described tract of land in the County of Utah, State of **Utah**:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART
HEREOF.

TOGETHER with all improvements and appurtenances thereunto belonging.

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any.

WITNESS the hand of said grantors, this 2 day of June, 2021.


TRENT MEHLHOFF

STATE OF UTAH

)

COUNTY OF UTAH

) ss.

)



On this June 2, 2021, personally appeared before me TRENT MEHLHOFF, the signer of the foregoing instrument who duly acknowledged to me that they executed the same.

Holli Anderson

NOTARY PUBLIC

My commission expires: 5.5.25

EXHIBIT A

A parcel of land lying in the North half of the Southwest Quarter (N1/2SW1/4) of Section 11, Township 10 South, Range 1 East, Salt Lake Base and Meridian, and being more particularly described as follows:

Beginning at a point which lies North 80 rods along the Section Line and East 516.92 feet from the Southwest corner of Section 11, Township 10 South, Range 1 East, Salt Lake Base and Meridian; and running thence North 660.00 feet; thence East 1771.08 feet more or less to the West Boundary Line of the State Highway Right-of-Way, thence South 25°05'00" West 728.72 feet along said Right-of-Way; thence West 164.00 feet; thence North 16.5 feet; thence West 495.00 feet; thence South 16.50 feet; thence West 803.15 feet to the point of beginning.

Less and excepting those portions conveyed to the State Road Commission of Utah in Warranty Deed, recorded on July 11, 1947, as Entry No. 8259, in Book 481, at Page 340, and Warranty Deed recorded July 20, 1964 as Entry No. 10801, in Book 979, at Page 321 and Warranty Deed, recorded on December 10, 1964, as Entry No. 18594, in Book 995, at Page 5 of Official Records.

Reserving therefrom an easement for ingress and egress for grantor, his heirs and assigns, over the following described parcel of ground:

Beginning at a point which lies North 80 rods along the Section Line and East 516.92 feet from the Southwest corner of Section 11, Township 10 South, Range 1 East, Salt Lake Base and Meridian; and running thence North 30.00 feet; thence East 774.22 feet; thence North 45°00'00" East 23.34 feet; thence East 519.85 feet; thence South 45°00'00" East 23.34 feet; thence East 149.12 feet more or less to the West Boundary Line of the State Highway Right-of-Way, thence South 25°05'00" West 33.12 feet along said Right-of-Way; thence West 164.00 feet; thence North 16.5 feet; thence West 495.00 feet; thence South 16.50 feet; thence West 803.15 feet to the point of beginning.

The following is shown for information purposes only: Tax ID / Parcel No. 32-017-0003