

**01213429 B: 2803 P: 1477**

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WHEN RECORDED MAIL TO:

Hillwood Homes at Silver Creek, LLC  
4931 N. Hillwood Drive  
Heber City, UT 84032  
Attn: Sidney Allsop

Rhonda Francis Summit County Recorder  
12/12/2023 03:37:57 PM Fee \$82.00  
By COTTONWOOD TITLE INSURANCE AGENCY, INC.  
Electronically Recorded

File No.: 169715-CAP

### **Cover Page to Special Warranty Deed**

In Reference to Tax ID Number(s):

ESSCVC-1 through ESSCVC-11, ESSCVC-13 through ESSCVC-16 and ESSCVC-109 through ESSCVC-124

WHEN RECORDED, RETURN TO AND SEND TAX NOTICES TO:

Hillwood Homes at Silver Creek, LLC

4931 N. Hillwood Drive

Heber City, UT 84032

Attn: Sidney Allsop

~~CT-109715-CAP~~

Parcel Identification Nos.: See Schedule 1

**SPECIAL WARRANTY DEED**

For good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the consideration of the sum of Ten Dollars (\$10.00) and other valuable considerations received, AMERICAN HOMES 4 RENT TRS, LLC, a Delaware limited liability company ("Grantor"), does hereby convey to HILLWOOD HOMES AT SILVER CREEK, LLC, a Utah limited liability company ("Grantee"), whose address is 4931 N. Hillwood Drive, Heber City, Utah 84032, the following described real property (the "Property") situated in Summit County, Utah:

See Exhibit A attached hereto and made a part hereof

TOGETHER WITH all improvements, buildings, and structures located thereon; all easements, if any, benefiting the Property; and all rights, benefits, privileges and appurtenances pertaining to the Property.

SUBJECT TO: current taxes; patent reservations; all covenants, conditions, restrictions, reservations, easements and declarations or other matters of record; any and all conditions which a physical inspection, or accurate survey, of the Property would reveal; and the applicable zoning and use regulations of any municipality, county, state or the United States affecting the Property.

Grantor hereby binds itself and its successors to warrant and defend the title, as against all acts of Grantor and the lawful claims of all persons claiming by, through or under Grantor herein and no other, subject to the matters above set forth.

[SIGNATURE ON NEXT PAGE]

IN WITNESS WHEREOF, the Grantor has caused this Special Warranty Deed to be executed this 29th day of November, 2023.

**“GRANTOR”**

**AMERICAN HOMES 4 RENT TRS, LLC,**  
a Delaware limited liability company

By:   
Name: Helen Cho  
Its: Vice President - Real Estate Transactions

STATE OF California )  
 )ss.  
County of Los Angeles )

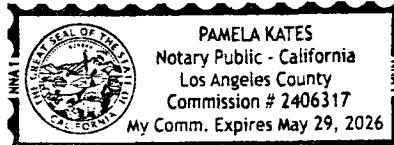
The foregoing instrument was acknowledged before me this 29th day of November, 2023, by Helen Cho, the Vice President - Real Estate Transactions of American Homes 4 Rent TRS, LLC, a Delaware limited liability company, for and on behalf of the company.



Notary Public

My Commission Expires:

5/29/2026



**EXHIBIT A**

**Legal Description of Property**

Lots 1 through 11, inclusive, 13 through 16, inclusive, and 109 through 124, inclusive, Elk Springs at Silver Creek Village Center Subdivision, according to the Final Plat thereof on file in Book 2690 of Plats, Page 1667, Official Records of the Summit County, Utah.

**SCHEDULE 1**

**Parcel Identification Numbers**

ESSCVC-1	ESSCVC-9	ESSCVC-110	ESSCVC-118
ESSCVC-2	ESSCVC-10	ESSCVC-111	ESSCVC-119
ESSCVC-3	ESSCVC-11	ESSCVC-112	ESSCVC-120
ESSCVC-4	ESSCVC-13	ESSCVC-113	ESSCVC-121
ESSCVC-5	ESSCVC-14	ESSCVC-114	ESSCVC-122
ESSCVC-6	ESSCVC-15	ESSCVC-115	ESSCVC-123
ESSCVC-7	ESSCVC-16	ESSCVC-116	ESSCVC-124
ESSCVC-8	ESSCVC-109	ESSCVC-117	