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Page 1 of 2

Gregory R. Wolbach, PLS

Summit County Recorder-Surveyor

09/30/2025 12:05:12 PM Fee \$40.00

By COTTONWOOD TITLE INSURANCE AGENCY, INC.

Electronically Recorded

Mail Recorded Deed & Tax Notice To:
Snow Country Lodging, LLC
PO Box 887
Park City, UT 84060



File No.: 193634-LMP

WARRANTY DEED

Trent Timmons and Shelly Timmons, as joint tenants,

GRANTOR(S), of Park City, State of Utah, hereby conveys and warrants to

Snow Country Lodging, LLC, a Utah limited liability company,

GRANTEE(S), of Park City, 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 **Summit County**, State of Utah:

Unit A, contained within MOONSHADOW CONDOMINIUMS SECOND AMENDED AND RESTATED, as the same is identified in the Plat filed in the office of the Summit County Recorder, Utah, on August 4, 2025 as Entry No. 1239096 and in the declaration recorded July 1, 2019 as Entry No. 1113513 in Book 2515 at Page 1703 (as said declaration may have been subsequently restated, amended and/or supplemented).

TOGETHER WITH the undivided ownership interest in and to the Common Areas and Facilities defined under said declaration.

TAX ID NO.: MOONSH-A-2AM (for reference purposes only)

SUBJECT TO: Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 30th day of September, 2025.

Trent Timmons
Signed with **Stavvy**

Trent Timmons

Shelly Timmons
Signed with **Stavvy**

Shelly Timmons

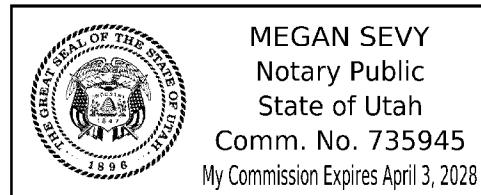
STATE OF UTAH

COUNTY OF DAVIS

On this 30th day of September, 2025, before me, personally appeared Trent Timmons, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.

Megan Sevy
Signed with **Stavvy**

Notary Public



Notarized remotely via audio/video communication using Stavvy

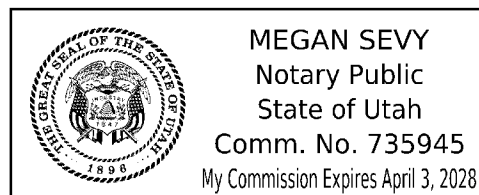
STATE OF UTAH

COUNTY OF DAVIS

On this 30th day of September, 2025, before me, personally appeared Shelly Timmons, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same.

Megan Sevy
Signed with **Stavvy**

Notary Public



Notarized remotely via audio/video communication using Stavvy