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10/31/2018 1:10:00 PM \$14.00  
Book - 10726 Pg - 6029-6030  
ADAM GARDINER  
Recorder, Salt Lake County, UT  
PROVO LAND TITLE COMPANY  
BY: eCASH, DEPUTY - EF 2 P.

**RESPA**

## WARRANTY DEED

**Edge Homes Utah, LLC, a Utah limited liability company**

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

**Levi Brown, an unmarried man**

GRANTEE(S), of **4336 West Bronson Lane, HERRIMAN UT ,84096**

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

Lot SKY-15-65, Sky Ridge Townhomes Subdivision, Phase 2, Amending Lot L, South Herriman, Herriman, Utah, as the same is identified in the survey plat recorded in Salt Lake County on September 20, 2017 as Entry No. 12619522, in Book 2017P, at Page 255 of official records.

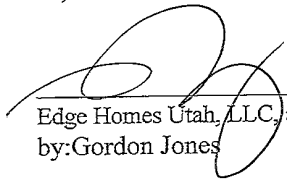
TOGETHER WITH a nonexclusive right and easement of use and enjoyment in and to the Common and Limited Common Areas described, and as provided for, in said Plat and Declaration(s) of Covenants, Conditions, and Restrictions. Subject to such perpetual easements and right of ingress and egress on, over, under, through and across the lot which are associated with the utilities and private streets in said development.

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. 33-07-451-007


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 29 day of October, 2018

  
\_\_\_\_\_  
Edge Homes Utah, LLC, a Utah limited liability company  
by: Gordon Jones

State of Utah            )  
                                  SS:  
County of Utah         )

On the 29 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 Homes Utah, LLC, a Utah limited liability company 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: 7-18-2021  
Residing in: Spanish Fork, Ut.

