WHEN RECORDED RETURN TO:

Name:

GRANTEE

Address:

1177 Marco Polo Lane

South Jordan, UT 84095

13230225 3/30/2020 4:04:00 PM \$40.00 Book - 10918 Pg - 5358-5360 RASHELLE HOBBS Recorder, Salt Lake County, UT TITLE GUARANTEE S JORDAN BY: eCASH, DEPUTY - EF 3 P.

SPECIAL WARRANTY DEED

(Limited Liability Company Form)

Two Corral Creek, LLC GRANTOR

of South Jordan, SALT LAKE County and State of UTAH, hereby GRANTS, BARGAINS, SELLS, CONVEYS AND SPECIALLY WARRANTS to:

Christen K. Walker and Cynthia R. Walker, as joint tenants GRANTEE

of South Jordan, UTAH County and State of Utah, for the sum of TEN DOLLARS (\$10.00), the following tract(s) of land in SALT LAKE County and State of Utah described as follows:

SEE ATTACHED EXHIBIT.

TAX ID: 24-35-376-009

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year 2020and thereafter.

The Grantor(s) hereby covenants with the Grantee(s) that Grantor(s) is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor(s), his heirs, executors and administrators shall warrant and defend the title against Grantor(s) acts and none other unto the Grantee(s), his heirs and assigns against all lawful claims whatsoever.

IN WITNESS WHEREOF, the hand of said grantor, this 201 day of March, 2020.

ACCOMMODATION RECORDING ONLY, TITLE GUARANTEE MAKES NO REPRESENTATION AS TO CONDITION OF TITLE. NOR DOES IT ASSUME ANY RESPONSIBILITY FOR VALIDITY, SUFFICIENCE OR EFFECTS OF DOCUMENT.

File Number: Page 1 of 2 Two Corral Creek, LLC

BY: Christian V. Wellson Manager

Christen K. Walker, Manager

STATE OF UTAH)
) ss
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 304 day of 400 day of 2020, personally appeared before me, Christen K. Walker, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me duly sworn/affirmed, did say that he is the MANAGER OF TWO CORRAL CREEK, LLC and that said document was signed by him in behalf of said Limited Liability Company by authority of its Bylaws, or Resolution on of its Board of Directors, and said Christen K. Walker acknowledged to me that said Limited Liability Company executed the same.

Witness my hand and official seal.

Notary Public

My commission expires 10/14/22

DEBBIE J. HEMINGWAY
NOTARY PUBLIC-STATE OF UTAH
COMMISSION# 702596
COMM. EXP. 10-14-2022

BEGINNING AT A POINT WHICH IS SOUTH 11°45' WEST 300 FEET AND SOUTH 65°19' EAST 100 FEET FROM THE NORTHWEST CORNER (NO. 1) OF THE DICKINSON LODE MINING CLAIM LOT 4715 BIG COTTONWOOD MINING DISTRICT, STATE OF UTAH, AND RUNNING THENCE SOUTH 11°45' WEST 50.0 FEET; THENCE SOUTH 65°19' EAST 100.0 FEET; THENCE NORTH 11°45' EAST 50.0 FEET; THENCE NORTH 65°19' WEST 100.0 FEET TO THE POINT OF BEGINNING. SUBJECT TO AND TOGETHER WITH A RIGHT OF WAY OVER THE FOLLOWING; A RIGHT OF WAY 10 FEET WIDE AND 115 FEET LONG ON THE DICKINSON LODE MINING CLAIM OF LOT 4715, SITUATED AS FOLLOWS: BEGINNING AT A POINT WHICH IS SOUTH 11°45' WEST 300 FEET AND THENCE SOUTH 65°19 EAST 100 FEET FROM THE NORTH WEST CORNER (NO. 1) OF SAID DICKINSON CLAIM AND RUNNING THENCE SOUTH 11°45' WEST 10 FEET; THENCE SOUTH 65°19' EAST 115 FEET; THENCE NORTH 11°45 EAST 10 FEET; THENCE NORTH 65°19' WEST 115 FEET TO THE POINT OF BEGINNING.