

Riverside Development, LLC
10942 S Scotty Drive
South Jordan, Utah 84095

13525498
1/7/2021 3:35:00 PM \$40.00
Book - 11095 Pg - 156-158
RASHELLE HOBBS
Recorder, Salt Lake County, UT
SECURED LAND TITLE
BY: eCASH, DEPUTY - EF 3 P.



Order No. 20379937

Special Warranty Deed

This Special Warranty Deed is between **Jay Antone Rentmeister and Garva Rentmeister, or their Successor, as Trustee under the agreement with The Rentmeister Family Trust dated the 23rd day of February, 2017 ("Grantor")**, whose address is 12862 South 1830 West, Riverton, Utah 84065 , and **Riverside Development, LLC, a Utah limited liability company ("Grantee")**, whose address is 10942 South Scotty Drive, South Jordan, Utah 84095 , witnesseth:

That Grantor, for and in consideration of the sum of Ten Dollars and No Cents (\$10.00), and other good and valuable consideration, the receipt whereof is hereby acknowledged, does, by these presents, convey unto Grantee and its heirs, successors and assigns forever, all the following described real estate situated in the County of Salt Lake County, State of Utah:

See Exhibit A, attached hereto and incorporated herein.

Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the rents, issues and profits thereof; and all estate, right, title and interest in and to the property, as well in law as in equity, except as expressly provided otherwise herein ("**Premises**").

To have and to hold, all and singular the Premises together with the appurtenances unto Grantee and its heirs, successors and assigns forever.

Grantor makes no covenants or warranties with respect to title, express or implied, other than that previous to the date of this instrument, Grantor has not conveyed the same estate to any person other than Grantee and that such estate is at the time of the execution of this instrument free from encumbrances done, made or suffered by the Grantor, or any person claiming under Grantor, subject to any and all easements, restrictions, agreements and encumbrances of record or appearing on the land as of the date of this instrument.

Remainder of this page intentionally left blank.

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed on the 4 day of January, 2021.

Jay Antone Rentmeister and Garva Rentmeister, or their Successor, as Trustee under the agreement with The Rentmeister Family Trust dated the 23rd day of February, 2017

Jay Antone Rentmeister
Jay Antone Rentmeister, Trustee

Garva Rentmeister
Garva Rentmeister, Trustee

State of UTAH, County of SALT LAKE, ss.

On this 4 day of January in the year of 2020, before me, the undersigned, a notary public in and for said state personally appeared Jay Antone Rentmeister and Garva Rentmeister known or identified to me to be the person whose name is subscribed to the within instrument, as trustees of The Rentmeister Family Trust dated the 23rd day of February, 2017 and acknowledged to me that ~~her~~ they executed the same as trustee.

[Signature]
Notary Public
Residing In: Salt Lake
My Commission Expires: 5-28-2023
(seal)

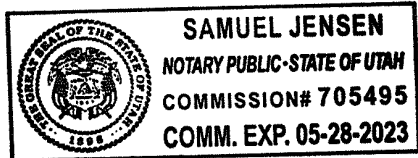


EXHIBIT A
LEGAL DESCRIPTION OF THE PREMISES

The Land referred to herein below is situated in the County of Salt Lake, State of Utah, and is described as follows:

Beginning at a point 660 feet South and 330 feet West from the Northeast corner of Section 18, Township 4 South, Range 1 West, Salt Lake Base and Meridian; thence West 330 feet; thence South 660 feet; thence East 330 feet; thence North 660 feet to the point of beginning.

The following is shown for information purposes only: Tax ID / Parcel No. 33-18-200-013-0000