

*When recorded mail to (Tax Mailing Address):*

Grantee  
9069 South 1300 West  
West Jordan, UT 84088  
MTC File No. 297906

13648904  
4/30/2021 10:14:00 AM \$40.00  
Book - 11166 Pg - 4930-4931  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
MERIDIAN TITLE  
BY: eCASH, DEPUTY - EF 2 P.

## WARRANTY DEED

Home Builders, LLC, a Utah limited liability company, GRANTOR(S), for good and valuable consideration, hereby convey(s) and warrant(s) to

Salt Lake Home Builders Real Estate, LLC, a Utah limited liability company

as GRANTEE(S), the following real property located in Salt Lake County, State of Utah, described as:

A Parcel of land situated in the northwest quarter of the Southwest quarter of Section 2, Township 3 South, Range 1 West, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point on the Easterly right of way lien of 1300 West Street which point lies 422.76 feet South 00°01'25" West along the West line of said Section 2 and 40.00 feet South 89°58'35" East perpendicular to said West section line from the West quarter corner of said Section 2, (the basis of bearing for this property, as measure between the Brass Cap monuments located at the West quarter corner and the Southwest corner of said Section 2 is South 00°01'25" West), said point being the Southwest corner of the West Jordan Gateway Office Condominium Phase 1 Recorded June 26, 1998 in Book 98-6P Page 158, and running thence South 89°58'35" East 208.10 feet along the South boundary line of said West Jordan Gateway Office Condominium Phase 1; thence South 00°04'50" East 156.89 feet, along the West boundary line of said West Jordan Gateway Office Condominium Phase 1; thence North 89°58'35" West 208.39 feet to the Easterly right of way line of 1300 West Street; thence North 00°01'25" East 156.89 feet along said Easterly right of way line to the point of beginning.

Together with the rights to use the common areas and facilities appurtenant to Phase 1-A of the WEST JORDAN GATEWAY OFFICE CONDOMINIUM as defined in the Declaration of Condominium and Covenants, Conditions and Restriction recorded as entry No. 692517, 7009346 and 733875, and any amendments thereto.

Tax Parcel No. 27-02-301-076

Subject to general property taxes for the current year and thereafter.  
Subject to easements, conditions, covenants, restrictions and reservations of record.

In witness whereof, the grantors have executed this instrument this 29th day of April, 2021.

Home Builders, LLC, a Utah limited liability company

[Signature]  
Ross Ford, Manager

STATE OF UTAH )  
 )  
:SS  
COUNTY OF SALT LAKE )

The foregoing instrument was acknowledged before me this 29th day of April, 2021, by Russ Ford, the Manager of Home Builders, LLC, a Utah limited liability company.

[Signature]  
Notary Public

