

WHEN RECORDED MAIL TO:  
Timothy Pales  
13058 S. Ptarmigan Gate Road  
Draper, UT 84020

13669337  
5/20/2021 3:53:00 PM \$40.00  
Book - 11177 Pg - 8690  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 1 P.



## SPECIAL WARRANTY DEED

**Ivory Homes, Ltd., a Utah limited partnership**, Grantor of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Timothy Pales

Grantee for the sum of ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in

County, State of Utah:

Salt Lake

Lot 206, RIVERMARK 2, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder.

**TAX ID NO.: 28-32-401-042** (for reference purposes only)

SUBJECT TO: Easements, restrictions and rights of way appearing of record or enforceable in law and equity, and existing fence lines.

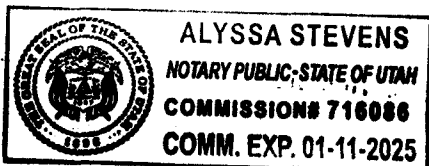
Witness, the hand of said Grantor, this 20 day of May, 2021

**Ivory Homes, Ltd., a Utah limited partnership**  
By: Value LC, a Utah limited liability company, General Partner

By: **Ryan R. Tesch, its Secretary**

State of Utah )  
                                          :SS  
County of Salt Lake )

On the 20 day of May, 2021, personally appeared before me, Ryan R. Tesch, who being duly sworn did say that he is the Secretary of Value LC, a Utah limited liability company, which is the General Partner of Ivory Homes, Ltd., a Utah limited partnership, and that the foregoing instrument was signed in behalf of said Partnership and said Ryan R. Tesch acknowledged to me that the said Partnership executed the same.

  
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Notary Public