WHEN RECORDED, MAIL TO:

Thomas E. Williamsen c/o Chasebrook Company 154 E. Myrtle Ave., Unit 203 Salt Lake City, Utah 84107

Tax Parcel No. 33-08-301-003-0000

13781482 9/24/2021 11:22:00 AM \$40.00 Book - 11243 Pg - 8395-8396 **RASHELLE HOBBS** Recorder, Salt Lake County, UT **COTTONWOOD TITLE** BY: eCASH, DEPUTY - EF 2 P.

SPECIAL WARRANTY DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Thomas E. Williamsen ("Grantor") does hereby convey and warrant against all claiming by, through or under Grantor but not otherwise, to Williamsen Herriman, LLC, a Utah limited liability company, whose address is: c/o Chasebrook Company, 154 E. Myrtle Ave., Unit 203, Salt Lake City, Utah 84107, the real property situated in Salt Lake County, Utah, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference.

TOGETHER with the appurtenances, easements, minerals and water rights, if any, appertaining thereto.

SUBJECT to the lien for general taxes and assessments not yet due and payable, all matters that would be disclosed by a proper survey, and all other interests, restrictions or matters enforceable at law or in equity.

Dated as of the <u>21</u> day of <u>Soptember</u>, 2021.

STATE OF UTAH : 55 COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 21 day of September. 2021, by Thomas E. Williamsen.

JASON H HUNTER

COMM. EXP. 09-03-2024

Residing at: Salt Lake Country
My Commission Expires: 9/3/2024

Exhibit A

Legal Description of the Property

Real property located in Salt Lake County, Utah, more particularly described as follows:

A parcel of land located in the Northwest Quarter, the Northcast Quarter of the Southwest Quarter and Lot 1 of Section 8, Township 4 South, Range 1 West, Salt Lake Base and Meridian, Salt Lake County, Utah, described as follows:

BEGINNING at a point on the northerly line of Lot E, South Herriman, a subdivision recorded May 7, 2013 as Entry No. 11635733 in Book 2013P at Page 77 of the Salt Lake County records, said point being North 89°50'19" East 511.36 feet along the South line of the Northwest Quarter of Section 8, Township 4 South, Range 1 West, Salt Lake Base and Meridian and South 424.14 feet from the West Quarter Corner of said Section 8, and thence along said northerly line the following six courses: 1) North 38°24'00" East 415.45 feet, 2) North 35°48'26" East 265.27 feet, 3) North 38°24'00" East 307.81 feet, 4) North 35°06'28" East 226.37 feet, 5) North 38°24'00" East 464.11 feet to a point of tangency of a 1007.00 foot radius curve to the right and 6) Northeasterly 81.10 feet along the arc of said curve through a central angle of 04°36'52" and a long chord of North 40°42'26" East 81.08 feet; thence South 29°06'35" East 341.97 feet; thence South 31°00'12" East 439.13 feet to a point of tangency of a 286.87 foot radius curve to the right; thence Southeasterly 80.55 feet along the arc of said curve through a central angle of 16°05'17" and a long chord of South 22°57'34" East 80.29 feet to a point of compound curvature with a 26.81 foot radius curve to the right; thence Southerly 16.74 feet along the arc of said curve through a central angle of 35°46'41" and a long chord of South 02°58'25" West 16.47 feet; thence South 20°51'46" West 92.82 feet; thence South 24°09'11" West 72.02 feet to a point of tangency of a 105.19 foot radius curve to the left; thence Southerly 40.98 feet along the arc of said curve through a central angle of 22°19'13" and a long chord of South 12°59'34" West 40.72 feet; thence South 01°49'58" West 46.07 feet to a point of tangency of a 66.95 foot radius curve to the left; thence Southerly 50.13 feet along the arc of said curve through a central angle of 42°53'45" and a long chord of South 19°36'55" East 48.96 feet; thence South 53°57'16" West 295.84 feet; thence South 38°24'00" West 914.65 feet to the Southerly extension of the East line of Autumn Crest Boulevard; thence along said line and extension North 51°36'00" West 576.99 feet; thence North 47°47'09" West 157.85 feet; thence North 51°36'00" West 78.61 feet; thence North 06°36'00" West 35.36 feet to the POINT OF BEGINNING.

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