

When Recorded, Return To:  
D.R. Horton, Inc.  
12351 S. Gateway Park Place #D100  
Draper, UT 84020  
Attn: Jonathan S. Thornley

Tax Id No.: 05-126-0001, 05-126-0004, 05-126-0005, 05-126-0006, 05-126-0010 through 05-126-0015,  
05-126-0032, 05-126-0033, 05-126-0036 through 05-126-0039, 05-126-0041, 05-126-0044,  
05-126-0046 through 05-126-0053, 05-126-0055 and 05-126-0058 through 05-126-0064

### **SPECIAL WARRANTY DEED**

CAPSTONE CONSULTING, LLC, a Utah limited liability company, Grantor, whose address is 1755 North 1780 East, North Logan, UT 84341, hereby conveys and warrants only against all claiming by, through or under it, and acts of itself to D.R. HORTON, INC., a Delaware corporation, Grantee, whose address is 12351 S. Gateway Park Place, #D100, Draper, UT 84020, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following real property (the "Property") located in Cache County, State of Utah, and more particularly describe as follows:

See Exhibit A attached hereto and by this reference made a part hereof.

Together with all structures, covenants, rights-of-way, easements, tenements, hereditaments, and other rights, if any on or appurtenant to the property.

SUBJECT TO the lien for general taxes and assessments not yet due and payable, all easements, claims of easements, building locations, rights-of-way, zoning regulations, matters which would be disclosed by a proper survey, and other interests, restrictions or conditions appearing of record or enforceable at law or in equity.

RESERVING UNTO Grantor all right, title and interest in and to appurtenant water rights.

*[Signature and Acknowledgement Follows]*

Dated this 12 day of September, 2025.

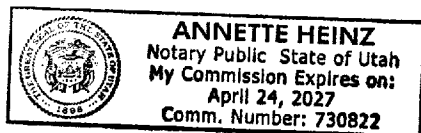
CAPSTONE CONSULTING, LLC,  
a Utah limited liability company

By: [Signature]  
Brent J. Lawyer  
Member/Manager

STATE OF UTAH                     )  
  §  
COUNTY OF Cache             )

On this 12<sup>th</sup> day of September, in the year 2025, personally appeared before me Brent J. Lawyer, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me affirmed, did say that he is the Manager of Capstone Consulting, LLC, a Utah limited liability company, and that said document was signed by him in behalf of said limited liability company by Authority of its Operating Agreement, and said Brent J. Lawyer acknowledged to me that said limited liability company executed the same.

Witness my hand and official seal.



[Signature]  
NOTARY PUBLIC

**Exhibit A**

Real Property Located in Cache County, State of Utah, described as:

Lots 1, 5, 6, 10 through 15, inclusive, 32, 33, 36 through 39, inclusive, 41, 44, 46 through 53, inclusive, 55 and 58 through 64, inclusive, MOUNTAINSIDE ESTATES, according to the official plat thereof as recorded May 20, 2022 as Entry No. 1320325 in Book 2022 at Page 3617 in the office of the Cache County Recorder.

ALSO: Lot 4, MOUNTAINSIDE ESTATES, according to the official plat thereof as recorded May 20, 2022 as Entry No. 1320325 in Book 2022 at Page 3617 in the office of the Cache County Recorder.

LESS AND EXCEPTING therefrom the following:

Beginning at the Southeast Corner of Lot 4, MOUNTAINSIDE ESTATES, as shown on the official plat of said subdivision recorded in the office of the Cache County Recorder as Filing No. 1320325 on May 20, 2022, and running thence South 60°52'30" West 34.34 feet, thence North 06°31'24" East 36.49 feet, thence South 90°00'00" East 26.89 feet to the Northwest corner of Lot 5, HILLCREST HEIGHTS NORTH UNIT 1, as shown on the official plat of said subdivision recorded in the office of the Cache County Recorder as Filing No. 560316 on June 23, 1992, thence South 03°02'41" West in the West line of said Lot 5, 19.57 feet to the point of beginning.