

WHEN RECORDED, RETURN TO:
LUSSO APARTMENTS, LLC
2123 BELLA VISTA DRIVE
FARMINGTON, UTAH 84025

13846642 B: 11281 P: 9643 Total Pages: 3
12/14/2021 12:52 PM By: ggasca Fees: \$40.00
QCD - QUIT CLAIM DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: DG CONSTRUCTION
111 E BROADWAY #310 SALT LAKE CITY, UT 84111

QUIT-CLAIM DEED (CORPORATE FORM)

LUSSO APARTMENTS, LLC, A UTAH LIMITED LIABILITY COMPANY organized an existing under the laws of the State of Utah, with its principal office at 1025 WEST NORTH TEMPLE STREET, SALT LAKE CITY, of County of SALT LAKE, State of Utah, grantor, hereby QUIT CLAIMS to

LUSSO APARTMENTS, LLC, A UTAH LIMITED LIABILITY COMPANY

Grantee of SALT LAKE, for the sum of TEN DOLLARS and other good and valuable consideration the following tract of land in Salt Lake County, State of UTAH:

SEE ATTACHED EXHIBIT "A" HERETO AND MADE A PART THEREOF.

TAX SERIAL NUMBER(s): 08-35-377-008 AND 08-035-377-009 AND 08-35-377-010 AND PART OF 08-35-377-015

****THE PURPOSE OF THIS DEED IS TO COMBIND THE ABOVE REFERENCED TAX ID NUMBERS INTO ONE TAX ID NUMBER****

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

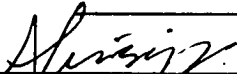
In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this day of OCTOBER, 2021.

LUSSO APARTMENTS, LLC, A UTAH LIMITED LIABILITY COMPANY


BY: DONOVAN GILLILAND
ITS: CEO

STATE OF Utah) SS.
County of)

The foregoing instrument was acknowledged before me this 13 day of December ~~October~~ 20 21
By Donovan Gilliland
the Chief Executive Officer (CEO) of LUSSO APARTMENTS, LLC, a Utah Limited Liability Company


NOTARY PUBLIC

Commission Expires: September 14, 2025
Residing at: Salt Lake County

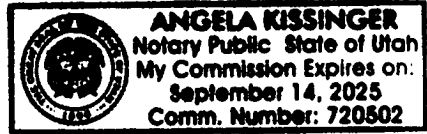


EXHIBIT "A"

PARCEL 1:

LOT 4, BLOCK 2, BOTHWELL AND MCCONAUGHY SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.
TAX SERIALNUMBER: 08-35-377-008

PARCEL 2:

LOT 3, AND NORTH HALF OF LOT 2, BLOCK 2, BOTHWELL AND MCCONAUGHY SUBIDIVISION ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OR RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE
TAX SERIAL NUMBER: 08-35-377-009

PARCEL 3:

ALL OF LOT 1, AND THE SOUTH ONE HALF OF LOT 2, BLOCK 2 BOTHWELL AND MCCONAUGHY SIBDIVISION OF THE EAST ONE HALF OF BLOCK 56, PLAT "C", SALT LAKE CITY SURVEY.
TAX SERIAL NUMBER: 08-35-377-010

PARCEL 4:

A TRACT OF LAND BEING SITUATE IN BLOCK 56, PLAT C, SALT LAKE CITY SURVEY, HAVING A BASIS OF BEARINGS OF BEARINGS BEING NORTH 00°01'32" WEST BETWEEN THE MONUMENTS FOUND MARKING THE INTERSECTIONS OF LEARNED AVENUE AND SOUTH TEMPLE STREET ALONG 1000 WEST STREET, BEING COMPRISED OF LOT 1 AND A PORTION OF LOT 2, AS SHOWN ON BOTHWELL AND MCCONAUGHY SUBDIVISION, ON FILE WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 1, BOTHWELL AND MCCONAUGHY SUBDIVISION, ON FILE WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER, SAID POINT ALSO BEING NORTH 00°01'32" WEST ALONG THE CENTERLINE OF 1000 WEST STREET A DISTANCE OF 399.09 FEET TO THE STREET MONUMENT AT THE INTERSECTION OF 1000 WEST STREET AND LEARNED AVENUE AND NORTH 00°00'49" WEST ALONG THE CENTERLINE OF 1000 WEST A DISTANCE OF 33.00 FEET AND NORTH 89°59'47" WEST 64.00 FEET FROM THE MONUMENT AT THE INTERSECTION OF 1000 WEST STREET AND SOUTH TEMPLE STREET, AND RUNNING THENCE NORTH 89°59'47" WEST 136.59 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 00°00'49" WEST 198.13 FEET TO THE NORTHWEST CORNER OF LOT 6 OF SAID SUBDIVISION; THENCE SOUTH 89°59'47" EAST 136.59 FEET TO THE NORTHEAST CORNER OF SAID LOT 6; THENCE SOUTH 00°00'49" EAST 198.13 FEET TO THE POINT OF BEGINNING.

TAX SERIAL NUMBER: A PART OF 08-35-377-015

CASES PLNSUB2021-00158
FINDINGS AND ORDER
CONSOLIDATION OF LOTS/PARCELS NOT PART OF
A PREVIOUSLY RECORDED SUBDIVISION



Consolidation includes the following parcels and a vacated alley:
1025 W. North Temple St. Tax id (08-35-377-015)
65 N. 1000 W. Tax id (08-35-377-008)
63 N. 1000 W. Tax id (08-35-377-009)
57 N. 1000 W. Tax id (08-35-377-010)

A request by Mr. Jarod Hall, representing the property owners to consolidate 4 parcels that are not part of a previously recorded subdivision. The subject properties are located in a TSA (Transit Station Area) zoning district. The proposal must meet criteria for consolidation per 20.32.020 of the Salt Lake City Subdivisions and Condominiums Ordinance.

CRITERIA:

- A. The consolidation complies with all zoning regulations including maximum lot size, if applicable.
- B. The consolidation will not yield two principal buildings on one lot, unless permitted in the zoning district or by an approved planned development.

FINDINGS:

- The proposed consolidation meets the above criteria.
- The elimination of parcel lines will not leave in place any utility easements that will impede future development.


ORDER:

The consolidation of parcels is hereby granted approval with the following conditions:

1. The applicant shall record the approved recordable instrument and this document in the Office of the Salt Lake County Recorder.
2. The deed, or other approved instrument, shall clearly indicate that the parcels are being consolidated into one parcel and one legal description.
3. City approval shall expire 90 calendar days from the date this document was notarized unless both this document and the approved instrument for consolidating property are recorded within that time.
4. City approval for consolidations is only valid upon recording of the approved deed or other recordable instrument.

FAILURE OF THE APPLICANT TO ABIDE BY THE CONDITIONS OF THIS ORDER SHALL CAUSE IT TO BECOME NULL AND VOID, WHICH IS IN EFFECT THE SAME AS IT HAVING BEEN DENIED.

Dated this 6th day of October, 2021 in Salt Lake City, Utah.




John Anderson, Planning Manager
On behalf of the Planning Director

State of Utah)
) SS
County of Salt Lake)

On this the 6th day of October, 20 21, personally appeared before me, John Anderson, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.





NOTARY PUBLIC, residing in Salt Lake County, Utah

My Commission Expires: 4/12/2022