WHEN RECORDED MAIL TO:
Enmanuel and Jamie Valerio Figueroa
6856 West Orange Leaf Lane
Herriman, UT 84096

COTTONWOOD TITLE

CTIA No.: 162708-KBF

14024010 B: 11376 P: 6060 Total Pages: 1
09/30/2022 03:58 PM By: Mwestergard Fees: $40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121

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

Enmanuel Valerio Figueroa and Jamie Valerio Figueroa, husband and wife as joint tenants

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 308, HIDDEN OAKS POD 4, PHASE 3 SUBDIVISION, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder.

TAX ID NO.: 26-34-328-006 (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 30 day of September, 2022

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 30 day of September, 2022, 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.

K BERTONE
NOTARY PUBLIC-STATE OF UTAH
COMMISSION# 711589
COMM. EXP. 05-08-2024

Notary Public