

14088341 B: 11409 P: 8151 Total Pages: 3
03/31/2023 12:19 PM By: ctafoya 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

Mail Recorded Deed & Tax Notice To:
Wood Ranch Development, LLC, a Utah limited liability company
978 Woodoak Lane
Salt Lake City, UT 84117



COTTONWOOD
TITLE

File No.: 160185-DMF

SPECIAL WARRANTY DEED

Bland Recycling, L.L.C., a Utah limited liability company,

GRANTOR(S), of Riverton, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Wood Ranch Development, LLC, a Utah limited liability company,

GRANTEE(S), of Salt Lake City, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 20-27-200-001 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2023 and thereafter; covenants, conditions, restrictions, reservations, easements and all other matters of record; all applicable zoning laws and ordinances and any matter discoverable by a physical inspection or survey.

[Signature on following page]

Dated this 30th day of March, 2023.

Bland Recycling, L.L.C., a Utah limited liability company

BY: 
Byron Boe Bland
Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On 30th day of March, 2023, before me, personally appeared Byron Boe Bland, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Bland Recycling, L.L.C., a Utah limited liability company.


Notary Public

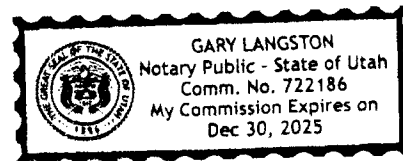


EXHIBIT A
Legal Description

Beginning at the North Quarter Corner of Section 27, Township 2 South, Range 2 West, Salt Lake Base and Meridian (Basis of bearings is North 89°58'53" East between said North Quarter Corner and the Northeast Corner of said Section 27) and running thence along the North Line of the Northeast Quarter of said Section 27 North 89°58'53" East 9.09 feet to the West Right-of-Way Line of State Road 111 (Bacchus Highway); thence along said State Road 111 South 08°02'22" West 64.13 feet to the West Line of said Northeast Quarter of said Section 27; thence along said West Line North 00°06'38" West 63.50 feet to the point of beginning.