

Mail Tax Notice to:
David Liu
2746 E 4215 S
Salt Lake City, UT 84124

14089007 B: 11410 P: 2483 Total Pages: 3
04/03/2023 01:08 PM By: adavis Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: TITLEONE - SECURED LAND TITLE
7090 S UNION PARK AVE STE 425MIDVALE, UT 840476044



Order Number: 23472823

Warranty Deed

Tenagra, LLC, a Utah limited liability company, Grantor,

of 1883 W Royal Hunte Dr Ste 200-A, Cedar City, UT 84720, hereby conveys and warrants to

David Liu, Grantee

of 2746 E 4215 S Salt Lake City, UT 84124, for the sum of Ten Dollars and No Cents (\$10.00), the following described tract of land in Salt Lake County, Utah, to wit:

Parcel 1:

Commencing South 0 degrees 11 minutes 50 seconds West 795.258 feet and North 87 degrees 20 minutes East 294.281 feet and South 2 degrees 40 minutes East 25 feet from the Northwest corner of Section 2, Township 2 South, Range 1 East, Salt Lake Meridian; and running thence South 2 degrees 40 minutes East 133.927 feet; thence South 87 degrees 20 minutes West 94.25 feet; thence North 134.07 feet; thence North 87 degrees 20 minutes East 88 feet more or less to the point of beginning.

Tax Parcel No. 22-02-104-004

Parcel 2:

Beginning at a point which is South 0°11'50" West 795.258 feet and North 87°20' East 206.281 feet and South 02°40' East 25 feet from the Northwest corner of Section 2, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 134.07 feet; thence South 87°20' West 8.57 feet to a chain link fence; thence North 01°25' West along said chain link fence 133.96 feet; thence North 87°20' East 11.89 feet to the point of beginning.

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Warranty Deed - Page 1 of 3

Subject to Easement, Restriction, Encumbrances and Rights of Way of Record, and Taxes for the year 2022 and thereafter

Remainder of page intentionally left blank.

Dated: March 30, 2023

Tenagra, LLC, a Utah limited liability company

Mitch A. Nelson, as Manager

Mitch A. Nelson, Manager

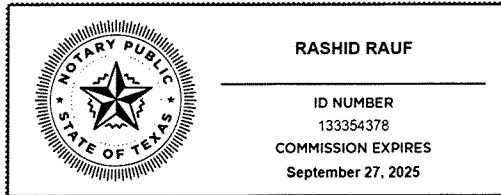
State of Texas, County of Bell, ss.

On this 30th day of March, 2023, before me, the undersigned, a Notary Public in and for said State, personally appeared Mitch A. Nelson, known or identified to me to be a Manager of the limited liability company that executed the within instrument and acknowledged to me that he executed the same for and on behalf of said limited liability company and that such limited liability company executed it.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Rashid Rauf

Notary Public Bell County, TX
Residing In: _____
My Commission Expires: 09/27/2025



Notarized online using audio-video communication