When Recorded Mail to: lvory Homes, Ltd c/o Ryan R. Tesch 978 Woodoak Lane Salt Lake City, UT 84117 14180293 B: 11459 P: 1111 Total Pages: 1
11/30/2023 01:20 PM By: vanguyen Fees: \$68.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120SALT LAKE CITY, UT 84121



CTIA No.: 173905-TOF

## SPECIAL WARRANTY DEED

Ivory Development, LLC, a Utah limited liability company, Grantor of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Ivory Homes, Ltd., a Utah limited partnership, 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

Lots 749 through 772, HIDDEN OAKS SUBDIVISION POD 7 PHASE 3, according to the official plat thereof as recorded in the office of the Salt Lake County Recorder.

TAX ID NO.: 26-34-255-015, 26-34-255-014, 26-34-255-013, 26-34-255-012, 26-34-255-011, 26-34-251-038, 26-34-251-037, 26-34-251-036, 26-34-251-035, 26-34-251-034, 26-34-251-033, 26-34-251-032, 26-34-251-031, 26-34-251-030, 26-34-251-039, 26-34-251-040, 26-34-251-041, 26-34-257-008, 26-34-257-009, 26-34-257-010, 26-34-257-011, 26-34-257-012, 26-34-257-013 and 26-34-257-014 (for reference purposes SUBJECT TO: Easewhents, 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 3

Ivory Development, LLC, a Utah limited liability company

By: Kevin P. Anglesey, its Secretary

State of Utah

:ss

County of Salt Lake

On the 30 day of November, 2023, personally appeared before me, Kevin P. Anglesey, who being duly sworn did say that he is the Secretary of Ivory Development, LLC, a Utah limited liability company, and that the foregoing instrument was signed in behalf of said limited liability company by authority of its Operating Agreement and the said Kevin P. Anglesey acknowledged to me that the said limited liability company executed the same.

Notary Public

