



14272675 B: 11509 P: 4006 Total Pages: 2
08/05/2024 01:43 PM By: BGORDON Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: OLD REPUBLIC TITLE (DRAPER)
11820 SOUTH STATE STREET, SUITDRAPER, UT 84020

MAIL TAX NOTICE TO GRANTEE:

MP&G LLC

11142 Eagle View Drive
Sandy, UT 84092

File Number: 2379909KB

WARRANTY DEED

John Butterfield and Toni Butterfield, Trustees of The Butterfield Family Trust
dated March 8th, 2023

GRANTOR

for the sum of TEN DOLLARS and other good and valuable consideration hereby CONVEYS and WARRANTS to

MP&G LLC, a Utah limited liability company

GRANTEE

the following tract of land in Salt Lake County, State of Utah, to-wit

Beginning North 00°13'34" East 533 feet from the Southwest corner of Section 35, Township 3 South, Range 2 West, Salt Lake Meridian; thence North 00°13'34" East 113.58 feet; thence South 89°46'26" East 216.96 feet; thence North 00°13'34" East 153.40 feet; thence North 89°46'26" West 216.96 feet; thence North 00°13'34" East 126.86 feet; thence North 88°57'35" East 825 feet; thence South 00°13'34" West 24 feet; thence South 88°57'35" West 200.04 feet; thence South 00°13'34" West 448.81 feet; thence North 89°42'16" West 100.01 feet; thence North 00°13'34" East 64.40 feet; thence North 89°42'16" West 525 feet to the point of beginning.

LESS AND EXCEPTING therefrom those portions conveyed in that certain Quit Claim Deed, recorded September 27, 2021, as Entry No. 13783052, in Book 11244, at Page 6742, of the Official Records:

Beginning at a point being North 00°13'34" East, along the section line, 938.18 feet and East 624.45 feet from the southwest corner of Section 35, Township 3 South, Range 2 West, Salt Lake Base and Meridian and running thence North 88°57'35" East 200.60 feet; thence South 00°13'34" West 24.00 feet; thence South 88°57'35" West 200.56 feet; thence North 00°07'46" East 24.00 feet to the point of beginning.

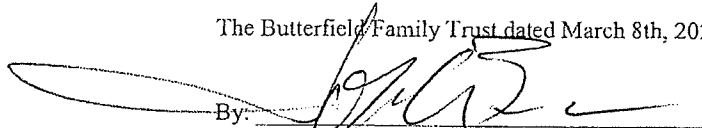
LESS AND EXCEPTING therefrom any portion lying within the bounds of a public street and/or right of way.

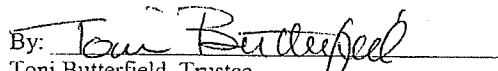
TAX ID NUMBER FOR PROPERTY: 26-35-351-064

Subject to any easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the year 2024 and thereafter.

Effective as of this Aug 2, 2024

The Butterfield Family Trust dated March 8th, 2023

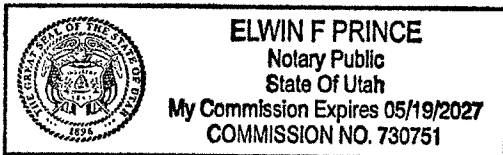
By: 
John Butterfield, Trustee

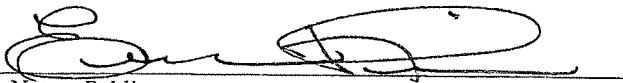
By: 
Toni Butterfield, Trustee

STATE OF: Utah

COUNTY OF: ~~Salt Lake~~ WASHINGTON

On this 2nd day of August, 2024, personally before me appeared John Butterfield and Toni Butterfield, who proven on the basis of satisfactory evidence are the Trustees of The Butterfield Family Trust dated March 8th, 2023, and that said document was signed by him/her on behalf of said trust by authority of the trust governing documents, and acknowledged to me that said trust executed the same.




Notary Public
Commission Expires: