

Mail Recorded Deed & Tax Notice To:
MP&G LLC, a Utah limited liability company
11142 Eagle View Drive
Sandy, Utah 84092

14272729 B: 11509 P: 4197 Total Pages: 3
08/05/2024 02:31 PM By: srigby 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



File No.: 175148-LKF

WARRANTY DEED

Colton K. Dansie and Vanessa R. Dansie, joint tenants,

GRANTOR(S), of Herriman, State of Utah, hereby Conveys and Warrants to

MP&G LLC, a Utah limited liability company,

GRANTEE(S), of Herriman, 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 Attached Exhibit "A"

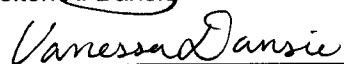
TAX ID NO.: 26-35-351-044 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2024 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 31st day of July, 2024.



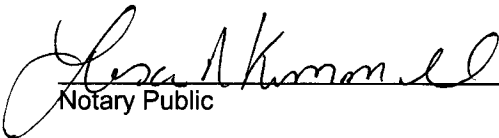
Colton K. Dansie


Vanessa R. Dansie

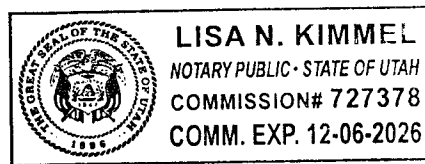
STATE OF UTAH

COUNTY OF SALT LAKE

On this 31st day of July, 2024, before me, personally appeared Colton K. Dansie, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he executed the same.



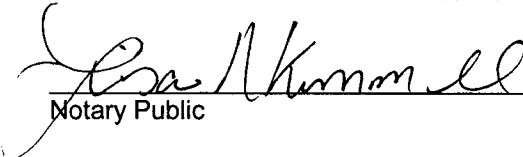
Notary Public



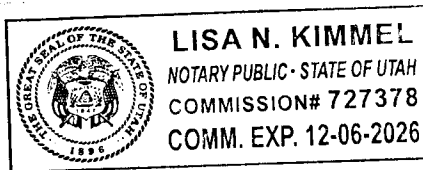
STATE OF UTAH

COUNTY OF SALT LAKE

On this 31st day of July, 2024, before me, personally appeared Vanessa R. Dansie, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same.



Notary Public



**EXHIBIT A
PROPERTY DESCRIPTION**

BEGINNING AT A POINT ON THE EAST LINE OF THE 66 FOOT WIDE RIGHT OF WAY FOR ROSE CANYON ROAD, SAID POINT BEING NORTH 0°13'34" EAST, ALONG THE SECTION LINE, 799.98 FEET AND SOUTH 89°46'26" EAST 33.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 35, TOWNSHIP 3 SOUTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89°46'26" EAST, 183.98 FEET; THENCE SOUTH 00°13'34" WEST, 45.00 FEET; THENCE NORTH 89°46'26" WEST, 163.98 FEET; THENCE SOUTHWESTERLY 31.42 FEET ALONG THE ARC OF A 20.00 FOOT RADIUS CURVE TO THE LEFT (CHORD BEARS SOUTH 45°13'34" WEST 28.28 FEET) TO THE EAST LINE OF ROSE CANYON ROAD; THENCE NORTH 00°13'34" EAST, ALONG THE EAST LINE OF SAID ROAD, 65.00 FEET; TO THE POINT OF BEGINNING.

Tax Id No.: 26-35-351-044