

14340528 B: 11546 P: 9851 Total Pages: 2  
01/28/2025 03:02 PM By: vanguyen Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: METRO NATIONAL TITLE  
345 E BROADWAYSALT LAKE CITY, UT 841112604

Mail Tax notice to:

Grantee

4488 West 11800 South  
South Jordan, UT 84095

File No.: 105166

Tax ID No.: 27-19-383-025

## **WARRANTY DEED**

**Treehouse Investments, LLC**

**GRANTOR** of Woods Cross, State of Utah, hereby **CONVEYS** and **WARRANTS TO**:

**Jorge Agustin Suarez and Fernando Colmenares and Haidee Suarez, as joint tenants,**

**GRANTEE** of South Jordan, State of Utah for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Salt Lake County, State of Utah:

**Lot 41, DAYBREAK TOWNHOME 1 SUBDIVISION, being Parcel A & B Amended Kennecott Daybreak Phase 1 Subidivision, according to the official plat thereof on file and of record in the office of the Salt Lake County Recorder.**

**SUBJECT TO:** County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

WITNESS, the hand(s) of said grantor(s), 27th day of January, 2025.

Treehouse Investments, LLC

*Jason Murphy*

01/27/2025

Jason Murphy, Managing Member

State of Utah  
County of Davis  
)ss:

On this date, January 27, 2025, personally appeared before me Jason Murphy, who being by me duly sworn did say that he is the Managing Member of Treehouse Investments, LLC, the limited liability company that executed the above and foregoing instrument and that said instrument was signed on behalf of said company by authority of its Articles of Organization and/or Operating Agreement and said Jason Murphy acknowledged to me that said limited liability company executed same.

*ER*

Pavaso, Inc.



ERIC ROSE  
Notary Public  
State of Utah  
My Commission Expires:  
December 05, 2026  
Commission #: 728244

Notarized remotely via audio/video communication

12/05/2026