

14422820 B: 11593 P: 2673 Total Pages: 3
08/14/2025 04:07 PM By: Jattermann Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120 SALT LAKE CITY, UT 84121

Mail Recorded Deed & Tax Notice To:

Jones Landing Industrial 1, L.C., a Utah limited liability company
201 South Main Street, Ste. 2000
Salt Lake City, UT 84111



File No.: 188933-DMM

SPECIAL WARRANTY DEED

Gardner-Plumb, L.C., a Utah limited liability company and Equestrian Partners, LLC, a Utah limited liability company,

GRANTOR(S), of Salt Lake City, State of Utah, hereby conveys and warrants against all who claim by, through, or under the grantor to

Jones Landing Industrial 1, L.C., a Utah limited liability company,

GRANTEE(S), of Salt Lake City, 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 EXHIBIT A ATTACHED HERETO

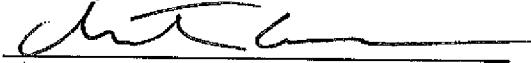
TAX ID NO.: 26-03-300-011 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

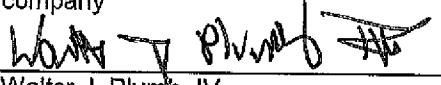
[Signature on following page]

Dated this 13 day of August, 2025.

Gardner-Plumb, L.C., a Utah limited liability company


Christian Gardner
Manager

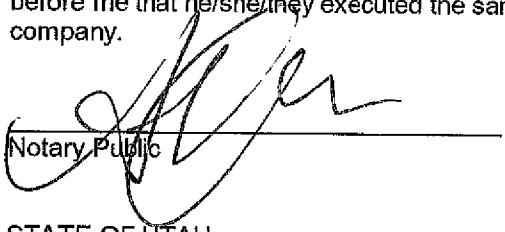
Equestrian Partners, LLC, a Utah limited liability company

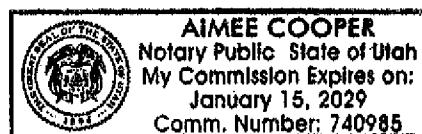

Walter J. Plumb, IV
Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On 13 day of August, 2025, before me, personally appeared Christian Gardner, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Gardner-Plumb, L.C., a Utah limited liability company.

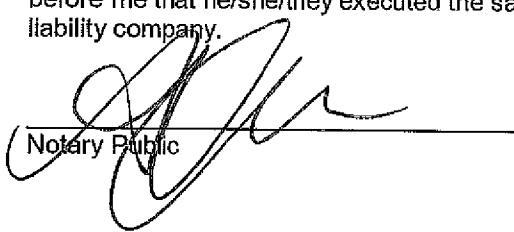

Notary Public



STATE OF UTAH

COUNTY OF SALT LAKE

On 13 day of August, 2025, before me, personally appeared Walter J. Plumb, IV, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Equestrian Partners, LLC, a Utah limited liability company.


Notary Public

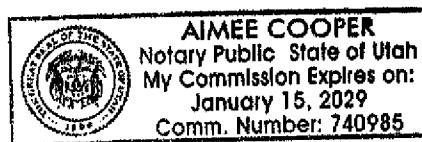


EXHIBIT A
Legal Description

Lot 1, WASATCH ELECTRIC PLAT, according to the official plat thereof recorded July 23, 2025 as Entry No. 14413423 in Book 2025 at Page 185 in the office of the Salt Lake County Recorder.