

Return to:
PERKINS COIE LLP
10885 NE 4th Street, Suite 700
Bellevue, WA 98004
Attention: Lucia Silva

SPECIAL WARRANTY DEED

Jon Anderson and Frederique Levrat (who acquired title as Frederique Anderson), as joint tenants, Grantors, of Clyde Hill, State of Washington, for and in consideration of correcting their names in the record of title, do hereby convey and warrant against any and all claiming by through or under Grantors only to **Jon F. Anderson and Frederique Levrat, as joint tenants**, Grantees, of 9345 Northeast 19th Street, Clyde Hill, WA 98004, all right, title and interest in and to the property situated in Morgan County, Utah commonly known as 5857 W Wasatch Peaks Road, Peterson, UT 84050, and more fully described below:

Lot D-14 of Wasatch Peaks Ranch Plat I ("Lot") recorded on May 3, 2022, as Entry No. 160852 ("Plat") in the official records of the Morgan County Recorder's Office, Morgan County, Utah ("Official Records"); and the non-exclusive easements, appurtenant to the Lot for pedestrian and vehicular access as created and described in that certain Master Declaration of Covenants, Conditions, Restrictions, and Reservation of Easements recorded May 3, 2022, as Entry No. 160853 in the Official Records.

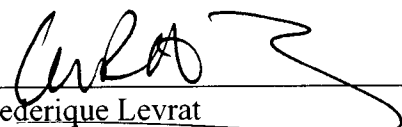
Assessor Parcel No.: 00-0090-3171

SUBJECT TO covenants, conditions, restrictions and easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey and taxes and assessments not yet due and payable.

Dated this 5th day of June, 2023.



Jon Anderson

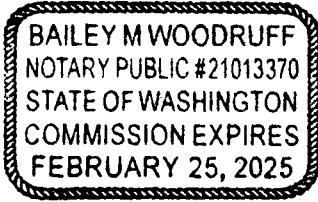


Frederique Levrat

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On this day personally appeared before me **Jon Anderson**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal on 5th June, 2023.



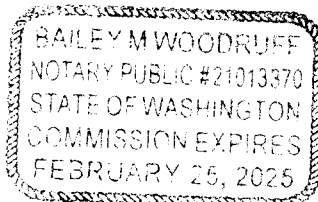
Bailey M Woodruff
[Signature of Notary]
Bailey M. Woodruff
[Print or stamp name of Notary]

NOTARY PUBLIC in and for the State of Washington, residing at Lake wood, WA
My commission expires on 02/25/2025

STATE OF WASHINGTON)
) ss.
COUNTY OF KING)

On this day personally appeared before me **Frederique Levrat**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal on 5th June, 2023.



Bailey M Woodruff
[Signature of Notary]
Bailey M. Woodruff
[Print or stamp name of Notary]

NOTARY PUBLIC in and for the State of Washington, residing at Lake wood, WA
My commission expires on 02/25/2025