



ENT 169641:2021 PG 1 of 2
Andrea Allen
Utah County Recorder
2021 Oct 01 03:28 PM FEE 40.00 BY SW
RECORDED FOR Prospect Title Insurance
ELECTRONICALLY RECORDED

Prepared By Provo Land Title
Company
91092-21

After Recording Mail Tax Notice To:
3165 East Millrock Drive
Ste. 500
Salt Lake City, UT 84121

Space Above This Line for Recorder's Use

WARRANTY DEED

John Nichols

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00),
and other good and valuable consideration in hand paid by

Shiny Shell - Pioneer Crossing, LLC, a Utah Limited Liability Company

GRANTEE(S), of 3165 East Millrock Drive Ste. 500 Salt Lake City, UT 84121

hereby CONVEY AND WARRANT unto said GRANTEE(S), the following lands lying in
Utah County, UT:

Lot 1, FIVE SUBDIVISION, a Commercial Development, according to the official plat
thereof, on file and of record in the office of the Utah County Recorder, State of Utah.

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise
appertaining thereto, being subject, however, to easements, rights of way, restrictions,
etc., of record or enforceable in law or equity.

Tax Serial No. 39-280-0001

Witness our hands on the 30th day of September, 2021

Grantor:

John Nichols

STATE OF UTAH
COUNTY OF UTAH

On this 30th day of September, 2021, before me Kevin Pinder, a notary public, personally appeared John Nichols, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this instrument, and acknowledged he executed the same.

Witness my hand and official seal

Kevin Pinder

Notary Public

