

Warranty Deed Page 1 of 3
Russell Shirts Washington County Recorder
03/18/2020 02:32:51 PM Fee \$40.00 By
SUTHERLAND TITLE COMPANY

**RECORDING REQUESTED BY
AND WHEN RECORDED RETURN TO:**

Mountain America Federal Credit Union
Attn: Corporate Real Estate
9800 South Monroe Street
Sandy, Utah 84070

Affects Parcel Tax ID No. 56-RC5-1

WARRANTY DEED

RED CLIFFS SQUARE, LC, a Utah limited liability company, with an address of 920 East Woodoak Lane, Ste. 200, Salt Lake City, Utah 84117 ("Grantor"), hereby conveys and warrants to MOUNTAIN AMERICA FEDERAL CREDIT UNION, a Utah non-profit corporation, with an address of 9800 South Monroe Street, Sandy, Utah 84070 ("Grantee"), for the sum of Ten Dollars (\$10.00) and other valuable consideration the receipt and sufficiency of which are hereby acknowledged, that certain real property located in Utah County, Utah, as more particularly described in Exhibit "A" attached hereto and incorporated herein by this reference (the "Property"), together with any and all buildings, structures, and improvements on the Property and any and all appurtenances, rights, and privileges pertaining to the Property; subject to easements, rights-of-way, and restrictions as may appear of record on the Property in the Washington County Recorder's Office and subject to real property taxes and assessments for the current year and thereafter.

Witness the hand of said Grantor this 18 day of March, 2020.

GRANTOR:

RED CLIFFS SQUARE, LC
a Utah limited liability company

By: R. Scott Irvine
Name: R. Scott Irvine
Its: Manager

Sut 40250

ACKNOWLEDGEMENT

STATE OF UTAH)
) ss.
County of SALT LAKE)

On this 18 day of MARCH, 2020, personally appeared before me, R. Scott Ervin, who is personally known to me, or proved to me on the basis of satisfactory evidence, and who, being duly sworn, did acknowledge to me that he/she/they is the MANAGER of RED CLIFFS SQUARE, LC, a Utah limited liability company, and that he/she/they executed the foregoing Warranty Deed in his/her/their authorized capacity on behalf of said limited liability company for its stated purpose.

WITNESS my hand and official seal.

My Commission Expires: 1/18/22 Jeff Bridgeforth
Notary Public

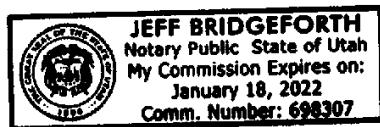


Exhibit "A" to Warranty Deed

(Legal description of the Property)

Lot 1, RED CLIFFS SQUARE, according to the official plat thereof, as recorded in the office of the County Recorder, Washington County, State of Utah, on March 16, 2020, as Entry No. 20200012883, of official records.

Tax Parcel No.: SG-RDCS-1