

DOC # 20200059373

Warranty Deed Page 1 of 2
Russell Shirts Washington County Recorder
10/23/2020 10:47:39 AM Fee \$ 40.00
By MOUNTAIN VIEW TITLE CO



File No.: 181294
When Recorded Mail To:
Gordon Leiter
174 E. Legends Lane
Washington, UT 84780

WARRANTY DEED

Gordon Leiter

grantor,

hereby CONVEY(S) AND WARRANT(S) to

GL & RL Enterprises LLC, a Utah Limited Liability Company
grantee,

of UT

for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract of land
in **Washington County, Utah**:

SEE EXHIBIT "A" ATTACHED HERETO

Serial Number: SG-HVTH-7-237

Subject to easements, restrictions and rights of way of record.

WITNESS, the hands of said grantors, **September 21, 2020**

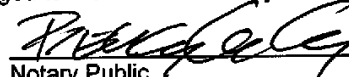
Signed in the presence of:


Gordon Leiter

State of **Utah**

County of **Washington**

On the **21st day of September, 2020**, personally appeared before me, **Gordon Leiter** being the signer
(s) of the instrument herein and who duly acknowledged to me that he/she/they executed the same.


Notary Public

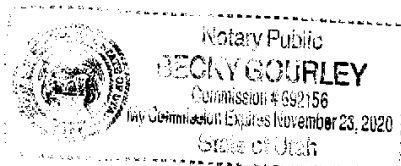


EXHIBIT "A"
LEGAL DESCRIPTION

ALL OF LOT 237, CONTAINED WITHIN HIDDEN VALLEY TOWNHOMES P.U.D., PHASE 7, AS SAID LOT IS IDENTIFIED IN THE PLAT OF SAID DEVELOPMENT, RECORDED IN ST. GEORGE, UTAH, AS ENTRY NO. 895718 IN BOOK 1663, AT PAGE 223, AND IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, RECORDED IN ST. GEORGE, UTAH, ON AUGUST 17, 2004, AS ENTRY NO. 859718, IN BOOK 1663, AT PAGE 223, AND ANY AN ALL AMENDMENTS THERETO.

PARCEL 1A:
TOGETHER WITH A RIGHT AND EASEMENT OF USE AND ENJOYMENT IN AND TO THE COMMON AREAS DESCRIBED, AND AS PROVIDED FOR, IN SAID DECLARATION OF COVENANT, CONDITIONS AND RESTRICTIONS, WHICH INCLUDE WITHOUT LIMITATION, AN EASEMENT FOR VEHICULAR INGRESS AND EGRESS OVER AND ACROSS SAID COMMON AREAS TO AND FROM SAID LOT.

SITUATE IN WASHINGTON COUNTY, STATE OF UTAH.