

Warranty Deed Page 1 of 2
 Gary Christensen Washington County Recorder
 08/18/2022 11:23:20 AM Fee \$40.00 By
 SOUTHERN UTAH TITLE COMPANY

When recorded mail deed and tax notice to:
 CWW Properties, LLC, a Utah Limited Liability
 Company
 11273 S Alisa Meadows Dr
 South Jordan, UT 84095



Order No. 225504 - KW
 Tax I.D. No. SG-WHTS-1-70

Space Above This Line for Recorder's Use

WARRANTY DEED

Ence Construction, LLC, a Utah Limited Liability Company, grantor(s), of St. George, County of Washington, State of Utah, hereby CONVEY and WARRANT to

CWW Properties, LLC, a Utah Limited Liability Company, grantee(s) of South Jordan, County of Salt Lake, State of Utah, for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION the following described tract of land in Washington County, State of Utah:

See Attached Exhibit "A"

TOGETHER WITH all improvements and appurtenances there unto belonging, and being SUBJECT TO easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.

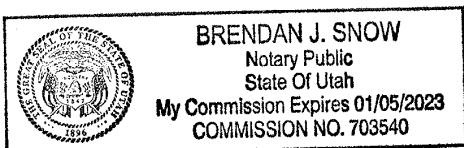
WITNESS the hand(s) of said grantor(s), this 18 day of August, 2022.

Ence Construction, LLC, a Utah Limited Liability
 Company

By: _____
 Troy Ence Manager

STATE OF Utah)
 :ss.
 COUNTY OF Washington)

On the 18 day of August, 2022, personally appeared before me, Troy Ence, who being by me duly sworn, did say that he/she is the Manager of Ence Construction, LLC, a Utah Limited Liability Company, and that said instrument was signed by him/her in behalf of said limited liability company by authority of statute, its articles of organization or its operating agreement, for the uses and purposes herein mentioned, and said Troy Ence acknowledged to me that said limited liability company executed the same.



Brendan J. Snow
 NOTARY PUBLIC
 My Commission Expires: 1/5/23

Attachment to that certain Warranty Deed executed by Ence Construction, LLC, a Utah Limited Liability Company grantor(s), to CWW Properties, LLC, a Utah Limited Liability Company grantee(s).

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EXHIBIT "A"

Lot Seventy (70), WHITE TRAILS - PHASE 1 SUBDIVISION, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah.

Subject to the following Deed Restriction:

Buyer hereby agrees that if, for any reason, Buyer sells and transfers ownership of the Property within twenty-four (24) months of the date of the recording of the warranty deed that transfers title to the Property to Buyer, then Buyer agrees to pay to Seller one hundred percent (100%) of the net sales proceeds from Buyer's sale of the Property. This provision may only be waived or amended by Seller by a written instrument signed by Seller.

Initials:  /