

Special Warranty Deed Page 1 of 1
 Gary Christensen Washington County Recorder
 09/09/2022 02:40:05 PM Fee \$40.00 By TERRA
 TITLE COMPANY

When recorded mail deed and tax notice to:

Jeffrey Larsen
 13283 S Beracuda Cove
 Draper, UT 84020



Order No. 36709 - LR
 Tax I.D. No. SC-HEP-1-36

Space Above This Line for Recorder's Use

SPECIAL WARRANTY DEED

The Lofts at Santa Clara, LLC, a Utah limited liability company , grantor(s), of St. George, County of Washington, State of Utah, hereby CONVEY and WARRANT against all claiming by, through or under Grantor(s) to

Jeffrey Larsen and Lucy Larsen, Husband and Wife, as Joint Tenants , grantee(s) of , County of , State of , for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION the following described tract of land in Washington County, State of Utah:

Unit Thirty-Six (36), HERITAGE POINTE SUBDIVISION - PHASE 1, according to the Official Plat thereof, on file in the Office of the Recorder of Washington County, State of Utah.

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 8 day of September, 2022.

The Lofts at Santa Clara, LLC, a Utah limited liability company

By: Austin Anderson
 Austin Anderson, Manager

STATE OF Utah

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:ss.

COUNTY OF Washington

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On the 8th day of September, 2022, personally appeared before me, Austin Anderson, who being by me duly sworn, did say that he/she is the Manager of The Lofts at Santa Clara, 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 Austin Anderson acknowledged to me that said limited liability company executed the same.

Lisa Reinhart

NOTARY PUBLIC

My Commission Expires:

7-13-2025

