

Warranty Deed Page 1 of 1
 Gary Christensen Washington County Recorder
 05/31/2023 02:08:51 PM Fee \$40.00 By
 SOUTHERN UTAH TITLE COMPANY

When recorded mail deed and tax notice to:

Tyler Mark Greenhalgh
 3094 E Fuchsia Dr
 St. George, UT 84790



Order No. 227958 - DBL
 Tax I.D. No. SG-DVAD-1-79

Space Above This Line for Recorder's Use

WARRANTY DEED

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

Tyler Mark Greenhalgh and Wendi Greenhalgh, as Joint Tenants, grantee(s) of St. George, County of Washington, 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:

Lot Seventy-Nine (79), DESERT VISTA AT DESERT CANYONS - 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 30 day of May, 2023.

BKDS Properties, LLC, a Utah Limited Liability Company

By: William Cox
 William Cox, Manager

STATE OF Utah)
 :ss.
 COUNTY OF Washington)

On the 30 day of May, 2023, personally appeared before me, William Cox, who being by me duly sworn, did say that he/she is the Manager of BKDS Properties, 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 William Cox acknowledged to me that said limited liability company executed the same.



NOTARY PUBLIC

My Commission Expires:

