

Special Warranty Deed Page 1 of 2  
 Gary Christensen Washington County Recorder  
 12/05/2024 01:58:57 PM Fee \$40.00 By  
 AFFILIATED REAL ESTATE SOLUTIONS

When recorded mail deed and tax notice to:  
 Paul S. Herbert and Alisa L. Herbert  
 303 E. Vermillion Ave  
 St. George, UT 84790

Order No. 4730  
 Tax I.D. No. H-CSC-3-J-101

Space Above This Line for Recorder's Use

## SPECIAL WARRANTY DEED

Reverse Exchange No. 151, 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

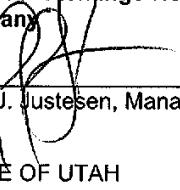
Paul S. Herbert, Trustee of Paul S. Herbert Family Trust dated May 5, 2006 as to an undivided 50% Interest AND Alisa L. Herbert, Trustee of The Alisa L. Herbert Family Trust, dated May 5, 2006 as to an undivided 50% Interest, grantee(s) of St. George, County of Washington, State of UTAH, for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION the following described tract of land in Washington County, State of UTAH:

### SEE EXHIBIT A ATTACHED HERETO

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.

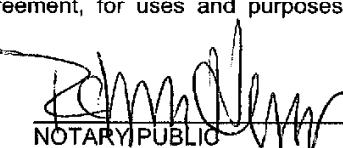
WITNESS the hand(s) of said grantor(s), this 12-5-2024

Reverse Exchange No. 151, LLC., a Utah limited liability company

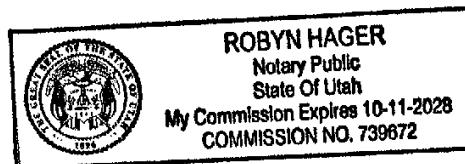
  
 John J. Justesen, Manager

STATE OF UTAH )  
 COUNTY OF Washington )  
 :ss.

On the 12-05-2024, personally appeared before me, John J. Justesen , who being duly sworn, did say that he is the Manager of Reverse Exchange No. 151, LLC and that said instrument was signed by him in behalf of said LLC by authority of statute, its articles of organization or its operating agreement, for uses and purposes herein mentioned, and said acknowledged to me that said LLC executed the same.

  
 NOTARY PUBLIC

My Commission Expires:



**EXHIBIT A**  
**Legal Description**

Unit 101, in Building J, contained within CORAL SPRINGS CONDOMINIUMS PHASE 3, as the same is identified in the Plat filed in the office of the Washington County Recorder, Utah, on April 19, 2023 as Entry No. 20230010927 and in the declaration recorded November 7, 2006 as Entry No. 20060051813 (as said declaration may have been subsequently restated, amended and/or supplemented).

TOGETHER WITH the undivided ownership interest in and to the Common Areas and Facilities defined under said declaration.