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WHEN RECORDED MAIL DOCUMENT  
AND TAX NOTICE TO:

Randy T. Simonsen LTD, a Utah limited partnership  
3535 Sugar Leo Dr  
Saint George, UT 84790

**DOC # 20250022944**

Warranty Deed Page 1 of 2  
Gary Christensen Washington County Recorder  
07/02/2025 03:49:09 PM Fee \$ 46.00  
By RANDY T SIMMONSEN LTD



File No.: WJC-219515-P

## WARRANTY DEED

**Sky Mountain Holdings, LLC, a Utah limited liability company**, Grantor, of Washington County, State of Utah

hereby CONVEY and WARRANT to:

**Randy T. Simonsen LTD, a Utah limited partnership**, Grantee, of Washington County, State of Utah

for the sum of **TEN DOLLARS (\$10.00)**, and other good and valuable consideration, the following tract of land in Washington, State of UTAH, to-wit:

**LOTS 66, 84, 86, 87, 88, 89, 90, 99, 100, 101, 105, 109, AND 110, FIREROCK - PHASE 3, ACCORDING TO THE OFFICIAL PLAT THEREOF LOCATED IN THE OFFICE OF THE RECORDER OF WASHINGTON COUNTY, STATE OF UTAH.**

**PARCEL NO'S: H-FIRE-3-66, H-FIRE-3-84, H-FIRE-3-86, H-FIRE-3-87, H-FIRE-3-88, H-FIRE-3-89, H-FIRE-3-90, H-FIRE-3-99, H-FIRE-3-100, H-FIRE-3-101, H-FIRE-3-105, H-FIRE-3-109, AND H-FIRE-3-110**

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to taxes and thereafter.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized by a proper Operating Agreement and Articles of Organization, Articles of Incorporation, and Certificate of Limited Partnership.

***\*\*Accommodation only recording. Summit Title shall have no liability or responsibility as to the condition of title to the property described in the documents, or as to the priority, validity, sufficiency, or effect of this document.\*\****

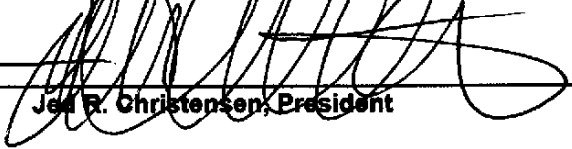
WITNESS the hand of said grantor, this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

**Sky Mountain Holdings, LLC, a Utah limited liability company**

**By: Randy T. Simonsen, LTD., a Utah limited partnership  
Its Member**

By:   
**Randy T. Simonsen, General Partner**

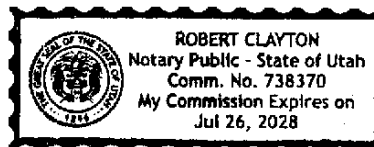
**By: Jed Christensen Construction, Inc.  
Its Member**

By:   
**Jed R. Christensen, President**

STATE OF Utah  
COUNTY OF Washington

On the 2<sup>nd</sup> day of July, 2025, personally appeared before me, **Randy T. Simonsen**, who being by me duly sworn that he is the **General Partner of Randy T. Simonsen, LTD**, who is **member/manager of Sky Mountain Holdings, LLC**, a Utah limited liability company, and that the within and foregoing instrument was signed on behalf of said Limited Liability Company by Authority of its Articles of Organization and duly acknowledged to me that said Limited Liability Company executed the same.

  
Notary Public  
Residing at: Washington County, Utah



STATE OF Utah  
COUNTY OF Washington

On the 2<sup>nd</sup> day of July, 2025, personally appeared before me, **Jed R. Christensen**, who being by me duly sworn that he is the **President of Jed Christensen Construction, Inc.**, who is **member/manager of Sky Mountain Holdings, LLC**, a Utah limited liability company, and that the within and foregoing instrument was signed on behalf of said Limited Liability Company by Authority of its Articles of Organization and duly acknowledged to me that said Limited Liability Company executed the same.

  
Notary Public  
Residing at: Washington County, Utah

