

Special Warranty Deed Page 1 of 1
 Gary Christensen Washington County Recorder
 09/16/2025 09:10:15 AM Fee \$76.00 By
 ROCKWELL HOMES UTAH, INC

When recorded mail deed and tax notice to:

Rockwell Homes Utah, Inc.
 2621 East 1240 South
 St. George, UT 84790

Accommodation

Space Above This Line for Recorder's Use

Tax I.D. Nos. W-FIFA-1B-23;W-FIFA-1B-26;W-FIFA-1B-27;W-FIFA-1B-28;W-FIFA-1B-29;W-FIFA-1B-30;W-FIFA-1B-31;W-FIFA-1B-32;W-FIFA-1B-33;W-FIFA-1B-34;W-FIFA-1B-35;W-FIFA-1B-36;W-FIFA-1B-37;W-FIFA-1B-38;W-FIFA-1B-39;W-FIFA-1B-42;W-FIFA-1B-44;W-FIFA-1B-45;W-FIFA-1B-46;W-FIFA-1B-47;W-FIFA-1B-48;W-FIFA-1B-49;W-FIFA-1B-50;W-FIFA-1B-51;W-FIFA-1B-52;W-FIFA-1B-53;W-FIFA-1B-54 and W-FIFA-1B-56

SPECIAL WARRANTY DEED

Riverwood Development, LLC, an Idaho 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

Rockwell Homes Utah, Inc., a Utah Corporation, 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:

Lots 23, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 42, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54 and 56, FINLEY FARMS SUBDIVISION PHASE 1B, According to the official plat thereof, on file in the 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 15th day of September, 2025.

Riverwood Development, LLC, an Idaho Limited Liability Company

By [Signature]
 J. Paul Johnson, Managing Member

STATE OF Utah

) :ss.

COUNTY OF Washington

On the 15th day of September, 2025, personally appeared before me, J. Paul Johnson, who being by me duly sworn, did say that he/she is the Managing Member of Riverwood Development, LLC, an Idaho 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 J. Paul Johnson acknowledged to me that said limited liability company executed the same.



NOTARY PUBLIC

My Commission Expires: 09/01/2028