



\*W3027218\*

WHEN RECORDED MAIL TO:  
Greg Eric Timothy and Erica Timothy  
1219 E. 2850 N.  
North Ogden, UT 84414

E# 3027218 PG 1 OF 1  
Leann H. Kilts, WEBER COUNTY RECORDER  
08-Jan-20 02:51 PM FEE \$40.00 DEP PCI  
REC FOR: COTTONWOOD TITLE INSURANCE AGENCY  
ELECTRONICALLY RECORDED



**COTTONWOOD  
TITLE**

CTIA No.: 121206-LMF

## SPECIAL WARRANTY DEED

**Ivory Homes, Ltd., a Utah limited partnership**, Grantor of Salt Lake City, State of Utah, hereby  
Conveys and Warrants against all who claim by, through, or under the grantor to

Greg Eric Timothy and Erica Timothy, joint tenants

Grantee for the sum of ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration,  
the following described tract of land in

County, State of Utah:

Weber

Lot 16, OAKMONT ESTATES, according to the official plat thereof as recorded in the office of the Weber  
County Recorder.

**TAX ID NO.: 16-356-0016** (for reference purposes only)

SUBJECT TO: Easements, restrictions and rights of way appearing of record or enforceable in law and  
equity, and existing fence lines.

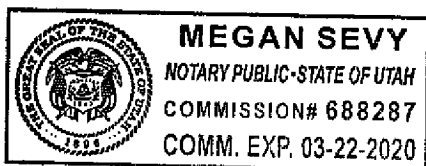
Witness, the hand of said Grantor, this 9<sup>th</sup> day of January, 2020

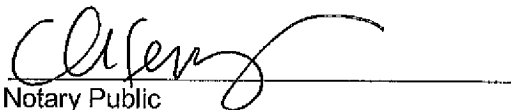
**Ivory Homes, Ltd., a Utah limited partnership**  
By: Value LC, a Utah limited liability company, General Partner

  
By: Ryan R. Tesch, its Secretary

State of Utah )  
  :SS  
County of Salt Lake )

On the 9<sup>th</sup> day of January, 2020, personally appeared before me, Ryan R.  
Tesch, who being duly sworn did say that he is the Secretary of Value LC, a Utah limited liability company,  
which is the General Partner of Ivory Homes, Ltd., a Utah limited partnership, and that the foregoing  
instrument was signed in behalf of said Partnership and said Ryan R. Tesch acknowledged to me that the  
said Partnership executed the same.



  
Notary Public