



W3204533

File No. 035866

When recorded return to:
Lincoln Title Insurance Agency
2225 Washington Boulevard, Suite 110
Ogden, UT 84401

E# 3204533 PG 1 OF 2
Leann H. Kilts, WEBER COUNTY RECORDER
16-Dec-21 0938 AM FEE \$40.00 DEP TN
REC FOR: LINCOLN TITLE INSURANCE AGENCY
ELECTRONICALLY RECORDED

Mail tax notice to:
Grantees
1558 N Lewis and Clark Dr.
Centerville, UT 84014

WARRANTY DEED

AJS Investments LLC, "Grantor",

hereby CONVEYS and WARRANTS to:

Big Sky Development LLC, a Utah limited liability company, "Grantee",

for the sum of TEN DOLLARS and other good and valuable consideration the following described tract of land in Weber County, State of Utah:

A PART OF THE SOUTHEAST QUARTER OF SECTION 33, TOWNSHIP 7 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN: BEGINNING AT THE NORTHEAST CORNER OF THE KYLEE WATSON PROPERTY, TAX ID NO. 19-035-0055, SAID POINT BEING ON THE BOUNDARY LINE AGREEMENT RECORDED AS ENTRY NO. 2310035 IN THE FILES OF THE WEBER COUNTY RECORDER LOCATED 1246.40 FEET NORTH 01°00'00" EAST AND SOUTH 89°51'41" WEST 373.80 FEET (NORTH 1157.80 FEET AND WEST 371.25 FEET BY RECORD) FROM THE SOUTHEAST CORNER OF SAID SOUTHEAST QUARTER OF SAID SECTION 33: RUNNING THENCE SOUTH 89°51'41" WEST 353.54 FEET ALONG SAID BOUNDARY LINE AGREEMENT TO THE SOUTHWEST CORNER OF THE AJS INVESTMENTS PROPERTY, TAX ID. NO. 19-035-0062; THENCE ALONG THE BOUNDARY LINE OF SAID AJS INVESTMENTS PROPERTY THE FOLLOWING THREE (3) COURSES; NORTH 01°17'49" EAST 748.71 FEET TO THE SOUTH LINE OF 2200 NORTH STREET; (2) SOUTH 88°21'13" EAST 349.43 FEET ALONG SAID SOUTH LINE; AND (3) SOUTH 00°59'09" WEST 737.74 FEET TO THE POINT OF BEGINNING. (BASIS OF BEARING IS THE MONUMENTED EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 33 WHICH BEARS NORTH 3°03'30" EAST).

19-035-0062

SUBJECT TO: County and/or City taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, and Reservations now of Record or enforceable in law or equity.

WITNESS, the hands of said grantors, this 15 day of Dec, 2021.

AJS Investments LLC

By:


Richard R. Skeen, Manager

STATE OF UTAH)
)ss.)
COUNTY OF Weber)

On the 15 day of Dec, 2021, personally appeared before me, Richard R. Skeen, who did say that he is a Manager of AJS Investments LLC, that the foregoing instrument was signed on behalf of said Limited Liability Company by authority of Richard R. Skeen and that he duly acknowledged to me that said Limited Liability Company executed the same.

[Signature]
Notary Public

My Commission Expires:

Residing at:

