

ENT 32096:2025 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2025 May 02 10:40 AM FEE 40.00 BY AC
RECORDED FOR Cottonwood Title Insurance
ELECTRONICALLY RECORDED

Mail Recorded Deed & Tax Notice To:
Alexander Simampo
20 Skyward
Irvine, CA 92620



File No.: 185705-JVF

SPECIAL WARRANTY DEED

Clayton Properties Group, Inc., a Tennessee corporation,

GRANTOR(S), of Murray, State of Utah, hereby conveys and warrants against all who claim by, through, or under the grantor to

Alexander Simampo,

GRANTEE(S), of Irvine, State of California

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Utah County**, State of Utah:

Lot 922, WANDER PHASE H1, according to the official plat thereof as recorded in the office of the Utah County Recorder.

TAX ID NO.: 69-036-0922 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 2nd day of May, 2025.

Clayton Properties Group, Inc., a Tennessee corporation

By: Kyle L. Carrigan
Kyle L. Carrigan
Assistant Secretary

STATE OF UTAH

COUNTY OF SALT LAKE

On 2nd day of May, 2025, before me, personally appeared Kyle L Carrigan, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Clayton Properties Group, Inc., a Tennessee corporation.

Notary Public

