



W3218161

Mail Tax notice to:
Grantee
2405 Rockingham Circle
Austin, TX 78704
MNT File No.: 86663
Tax ID No.: 23-152-0015

E# 3218161 PG 1 OF 3
Leann H. Kilts, WEBER COUNTY RECORDER
16-Feb-22 09:57 AM FEE \$40.00 DEP SLV
REC FOR: METRO NATIONAL TITLE
ELECTRONICALLY RECORDED

WARRANTY DEED

Brian Brown and Ellen Brown

GRANTOR of Breckenridge, State of Colorado, hereby CONVEYS and WARRANTS TO:

PowMow ATX, LLC, a Texas limited liability company

GRANTEE of 2405 Rockingham Circle, Austin, TX 78704 for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Weber County, State of Utah:

All of Unit 15, Village Nests East at Powder Mountain - PRUD, according to the official plat thereof on file and of record in the office of the Weber County Recorder.

Together with a right and easement of use and enjoyment in and to the Common Areas described, and as provided for, in said Declaration of Covenants, Conditions, and Restrictions, which include, without limitation, an easement for vehicular ingress and egress over and across said Common Areas to and from said Lot to a physically open and legally dedicated public street.

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

WITNESS, the hand(s) of said grantor(s), this 9th day February, 2022.



Brian Brown



Ellen Brown

State of _____, County of _____)ss:

On this date _____ personally appeared before me Brian Brown and Ellen Brown, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.

See Attached

Notary Public

Clear/Reset



Acknowledgment by Individual

State of Florida

County of Palm Beach

The foregoing instrument was acknowledged before me this 9th day

of February, 20 22, by means of physical presence or online notarization

Brian Brown and Ellen Brown (name of person acknowledging).

Personally known to me

Produced Identification

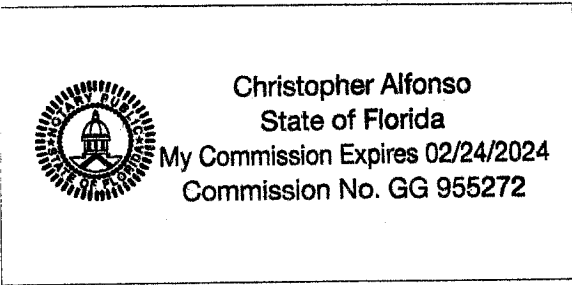
Type of Identification Produced State of Colorado Driver License

Notary signature Christopher Alfonso

Notary name (typed or printed) Christopher Alfonso

Title (e.g., Notary Public) Notary Public

Place Seal Here



For Bank Purposes Only Description of Attached Document

Type or Title of Document

Warranty Deed

Document Date

02/09/2022

Number of Pages

2

Signer(s) Other Than Named Above

N/A

Account Number (if applicable)

N/A