



W3281450

MAIL TAX NOTICE TO GRANTEE:
Farr Built Homes
3605 West 900 South
Ogden, UT 84404
File Number: 2272381KJO

E# 3281450 PG 1 OF 2
Leann H. Kilts, WEBER COUNTY RECORDER
27-Apr-23 0455 PM FEE \$40.00 DEP RC
REC FOR: OLD REPUBLIC TITLE (SOUTH OGDEN)
ELECTRONICALLY RECORDED

SPECIAL WARRANTY DEED

Stag Investments, LLC, a Utah Limited Liability Company

GRANTOR

for the sum of TEN DOLLARS and other good and valuable consideration hereby CONVEYS and WARRANTS against the acts of Grantor Only to

Farr Built Homes, Inc., a Utah Corporation,

GRANTEE

the following tract of land in Weber County, State of Utah, to-wit

Units 99, 100, 101, and 102, WILSON COVE PHASE 2 SUBDIVISION, according to the official plat thereof, on file and of record in the office of the Weber County Recorder, State of Utah.

Together with: (a) The exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said lot, and (b) The non-exclusive right to use and enjoy the Common Areas and Facilities included in said Project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and/or Conditions, Covenants and Restrictions, and Map may hereafter be amended or supplemented).

TAX ID NUMBER FOR PROPERTY: 15-814-0011 and 15-814-0012 and 15-814-0013 and 15-814-0014

Subject to any easements, restrictions and rights of way appearing of record and enforceable in law and subject to general property taxes for the year 2023 and thereafter.

Grantor and Grantee entered a contract for the construction of a dwelling, located on the real property described above. Grantor warrants that the dwelling was constructed in accordance with the laws of the applicable county, that a certificate of occupancy/completion has been issued, and that Grantee has paid the Grantor in full. Grantor warrants that all materialmen, laborers, suppliers, sub-contractors, and contractors employed by the Grantor have been paid in full.

Effective as of this 24 day of April, 2023.


Stag Investments, LLC, a Utah Limited Liability Company


Tyler Farr – Manager

STATE OF UTAH

COUNTY OF Weber

On this 26 day of April, 2023, personally before me appeared Tyler Farr who proven on the basis of satisfactory evidence is the Manager of Stag Investments, LLC, a Utah Limited Liability Company, and that said document was signed by him/her on behalf of said Corporation by authority of its articles of incorporation and/or bylaws, and acknowledged to me that said corporation executed the same.


Notary Public
Commission Expires: 1/23/27

