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BK 8064 PG 540

E 3491252 B 8064 P 540-542  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
8/4/2022 1:50:00 PM  
FEE \$40.00 Pgs: 3  
DEP eCASH REC'D FOR COTTONWOOD TITLE INS A

Mall Recorded Deed and Tax Notice To:  
Ivory Development, LLC  
978 Woodoak Lane  
Salt Lake City, UT 84117



File No.:

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## SPECIAL WARRANTY DEED

### Ivory Land Corporation

**GRANTOR(S)** of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

**Ivory Development, LLC, a Utah limited liability company**

**GRANTEE(S)** of Salt Lake City, State of Utah

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

See attached Exhibit A

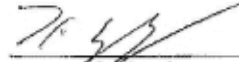
**TAX ID NO.:** 13-047-0063 (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

*[Signature on following page]*

Dated this 4 day of August, 2022.

Ivory Land Corporation

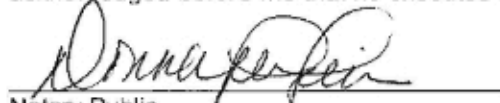
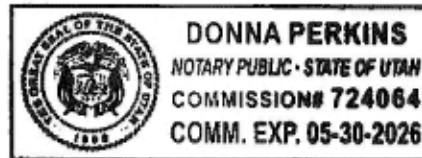


By: Kevin Anglesey  
Its: Secretary

STATE OF UTAH

COUNTY OF SALT LAKE

On 4 day of August, 2022, before me, personally appeared Kevin Anglesey, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he executed the same on behalf of Ivory Land Corporation.

  
Notary Public

**EXHIBIT A**  
**PROPERTY DESCRIPTION**

A part of the Southeast corner of Section 20, Township 5 North, Range 2 West, Salt Lake Base and Meridian; Beginning at a point 576.75 feet due East along the section line and 1167.45 feet North and North 3°55'37" East 183.36 feet and North 86°04'23" West 27.26 feet and North 03°55'37" East 115.00 feet and South 86°04'23" East 74.21 feet and North 82°28'22" East 476.41 feet and South 9°18'56" East 269.29 feet from the South quarter corner of said Section 20; thence South 0°00'23" West 14.54 feet; thence South 89°09'02" West 117.83 feet to the Easterly line of CraneField Estates PRUD No. 7; thence North 82°07'38" East 118.94 feet to the point of beginning.

Tax Id No.:  
13-047-0063