



Prepared By Prospect Title Insurance
Agency, LLC
COURTESY RECORDING

After Recording Mail Tax Notice To:
4979 Skyline Pkwy.
Ogden, UT 84403

Space Above This Line for Recorder's Use

WARRANTY DEED

Farr West Center, LLC

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00),
and other good and valuable consideration in hand paid by

Brian W. Creager

GRANTEE(S), of 4979 Skyline Pkwy. Ogden, UT 84403

hereby CONVEY AND WARRANT unto said GRANTEE(S), the following lands lying in
Davis County, UT:

SEE ATTACHED EXHIBIT A

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise
appertaining thereto, being subject, however, to easements, rights of way, restrictions,
etc., of record or enforceable in law or equity.

Tax Serial No. 13-078-0059

Witness our hands on 15 day of June, 2023

Grantor:

Farr West Center, LLC, a Utah Limited Liability Company

By: Andrew McCrady
Andrew McCrady, Member

STATE OF UTAH
COUNTY OF WEBER

On this 15th day of June, 2023, personally appeared Andrew McCrady, Member of Farr West Center, LLC, whose identity is personally known to me or proved on the basis of satisfactory evidence and who by me duly sworn or affirm, did say he/she is Member of Farr West Center, LLC and said document was signed by him/her on behalf of said Limited Liability Company by Authority of its Bylaws or Resolution of its Board of Directors, and said Member acknowledged to me said Limited Liability Company executed the same.

Witness my hand and official seal.

Rachel J. Miller
Notary Public



EXHIBIT "A"

BEGINNING AT A POINT ON THE SOUTH LINE OF 1800 NORTH STREET WHICH IS SOUTH 89°56'08" EAST 527.00 FEET ALONG THE QUARTER SECTION LINE AND SOUTH 00°03'52" WEST 42.00 FEET FROM THE WEST QUARTER CORNER OF SECTION 26, TOWNSHIP 5 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, AND RUNNING THENCE SOUTH 00°03'52" WEST 211.00 FEET TO THE NORTH LINE OF SHADY GROVE PLANNED RESIDENTIAL UNIT DEVELOPMENT SUBDIVISION PHASE 1, CLINTON CITY, DAVIS COUNTY, UTAH, ACCORDING TO THE OFFICIAL PLAT THEREOF; THENCE NORTH 89°56'08" WEST 110.00 FEET TO THE EAST LINE OF 925 WEST STREET; THENCE ALONG SAID EAST LINE NORTH 00°03'52" EAST 9.86 FEET; THENCE NORTH 01°34'30" EAST 75.87 FEET; THENCE NORTH 00°03'52" EAST 100.00 FEET TO A POINT ON A 25.5 FOOT RADIUS CURVE; THENCE NORTHEASTERLY ALONG SAID CURVE TO THE RIGHT 40.06 FEET (LONG CHORD = NORTH 45°03'52" EAST 36.06 FEET) TO THE SOUTH LINE OF SAID 1800 NORTH STREET; THENCE ALONG SAID SOUTH LINE SOUTH 89°56'08" EAST 82.50 FEET TO THE POINT OF BEGINNING.

SITUATE IN DAVIS COUNTY, STATE OF UTAH.

13.078.0059