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BK 8677 PG 482

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KELLY A. SILVESTER  
DAVIS COUNTY, UTAH RECORDER  
01/31/2025 12:22:19 PM  
FEE: \$40.00 Pgs: 1  
DEP eCASH REC'D FOR: STEWART TITLE OF  
UTAH

**MAIL TAX NOTICE TO:**

Nilson and Company, Inc., DBA Nilson Homes  
1740 Combe Road Suite 2  
Ogden, UT 84403

**SPECIAL WARRANTY DEED**

Riverwood Community, LLC, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) against all those claiming by, through or under it to Nilson and Company, Inc., DBA Nilson Homes, **GRANTEE**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Davis County, State of Utah described as follows:

Lot 122, RIVERWOOD SUBDIVISION PHASE 1A, according to the Official Plat thereof as recorded in the Office of the Davis County Recorder, State of Utah.

Tax ID No. 13-385-0122 (shown for informational purposes only)

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

WITNESS, the hand of said grantor this 30th day of January, 2025.

Riverwood Community, LLC

By: Scot Mackintosh  
Scot Mackintosh, Authorized Agent

State of Utah  
County of Davis

On this 30th day of January, 2025, personally appeared before me, the undersigned Notary Public, Scot Mackintosh the Authorized Agent of Riverwood Community, LLC, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Jodi Eskelsen  
Notary Public  
My commission expires: 101828

