

3635244
BK 8839 PG 793

E 3635244 B 8839 P 793-795
KELLY A. SILVESTER
DAVIS COUNTY, UTAH RECORDER
09/24/2025 12:29:07 PM
FEE: \$40.00 Pgs: 3
DEP eCASH REC'D FOR: COTTONWOOD TITLE
INSURANCE AGENCY, INC.

Mail Recorded Deed & Tax Notice To:
Benchmark Properties, LLC
PO Box 160561
Clearfield, UT 84016



File No.: 191170-KAP

WARRANTY DEED

Benchmark Properties, LLC,

GRANTOR(S), of Clearfield, State of Utah, hereby conveys and warrants to

Benchmark Properties, L.L.C.,

GRANTEE(S), of Clearfield, 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 EXHIBIT A ATTACHED HERETO

TAX ID NO.: 12-048-0210 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 19th day of September, 2025.

Benchmark Properties, LLC

BY: Susan Nelson
Susan Nelson
Manager

BY: Chase Homes, LLC (its Manager)

BY: Kristine Devoe
Kristine Devoe
Member

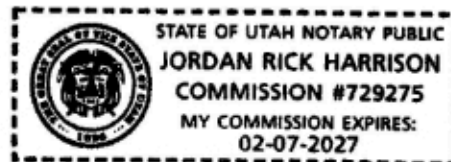
BY: Michael E. Nelson
Michael E. Nelson
Member

STATE OF UTAH

COUNTY OF DAVIS

On this 23rd September 2025, before me, personally appeared Susan Nelson, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same on behalf of Benchmark Properties, LLC.

[Signature]
Notary Public

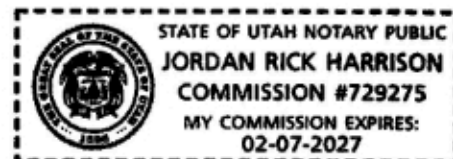


STATE OF UTAH

COUNTY OF DAVIS

On this 23rd September 2025, before me, personally appeared Kristine Devoe, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that she executed the same on behalf of Chase Homes, LLC.

[Signature]
Notary Public



STATE OF UTAH

COUNTY OF DAVIS

On this 23rd September 2025, before me, personally appeared Michael E. Nelson, 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 Chase Homes, LLC.

[Signature]
Notary Public

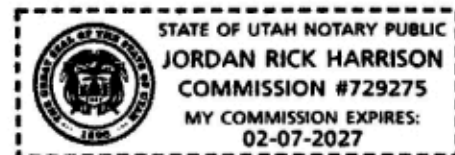


EXHIBIT A
Legal Description

A part of the Northeast quarter of Section 9, Township 4 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, Syracuse City, Utah:

Beginning at a point 672.81 feet South 00°09'42" West along the section line; and 220.00 feet West; and 29.48 feet South 00°09'42" West from the Northeast corner of said Section 9 and running thence South 89°47'24" East 134.68 feet; thence South 00°09'42" West 101.01 feet; thence North 89°47'24" West 134.68 feet; thence North 00°09'42" East 101.01 feet to the point of beginning.