Ent: 453531 B: 1529 P: 0542 Chad Montgomery Box Elder County Utah Recorder 06/17/2022 09:48 AM Fee \$40.00 Page 1 of 2 For PROSPECT TITLE INSURANCE Electronically Recorded By SIMPLIFILE LC E-RECORDING

AFTER RECORDING PLEASE RETURN TO: LAND HAVEN, INC. 50 E 2500 N, Suite 101 North Logan, Utah 84321

05-251-0128

WARRANTY DEED

STERLING LAND HOLDINGS, LLC, a Utah limited liability company with an address of 50 East 2500 North, Suite 101, North Logan, Utah 84341, hereby CONVEYS AND WARRANTS to LAND HAVEN, INC., a Utah corporation with an address of 50 East 2500 North, Suite 101, North Logan, Utah 84341, for the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the following described tract of land in Box Elder County, State of Utah:

SEE ATTACHED EXHIBIT "A"

Subject to any and all encumbrances, rights and interests of record.

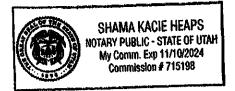
DATED this 2^{nd} day of $M\hat{u}\gamma$, 2022.

STERLING LAND HOLDINGS, LLC

STATE OF UTAH) : SS.

County of Cache)

On the 200^d day of <u>MWY</u>, 2022, personally appeared before me <u>WIN</u> (<u>MP4</u>, in his capacity as <u>MINYMY</u> <u>Manual STERLING LAND HOLDINGS</u>, LLC, a Utah limited liability , in company, the signer of the within instrument, who duly acknowledged to me that he executed the same.



05-251-0128

EXHIBIT "A"

BOUNDARY DESCRIPTION - ARCHIBALD ESTATES PLAT "M":

A PART OF THE NORTHWEST QUARTER OF SECTION 3, T 11 N, R 3 W, SLB&M described as follows:

Beginning at the intersection of the East line of Bear River Canal and South right-of-way line of 1000 North Street at a point 120.62 feet S 89*51'37" E along the Section Line and 33.00 feet S 00'25'46" W from the Northwest Corner of Section 3, Township 11 North, Range 3 West, S.L.B.&M. and RUNNING THENCE S 89°51'37" E 419.12 feet to the west line of Archibald Estates Plat J; thence S 00°25'46" W 192.40 feet along said west line to the north line of Archibald Estates Plat L; thence the following six courses along the west line of said Plat L; (1) WEST 108.47 feet; (2) S 24*23'06" W 53.20 feet; (3) S 59*41'09" W 62.68 feet; (4) S 00*08'23" W 226.93 feet; (5) S 89*51'37" E 39.95 feet; (6) S 00°42'07" W 149.43 feet to the southwest corner of said Plat L; thence N 89°19'22" W 279.44 feet to the East line of said Bear River Canal; thence N 00°46'23" E 646.71 feet along said East line to the point of beginning. Containing 4.57 acres and ten townhome units.