

322-0318
WHEN RECORDED MAIL TAX NOTICES TO:
Ian Lamond
1055 Broadway
San Francisco, CA 94133

Ent 517710 Bk 1404 Pg 1474 - 1474
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2022 Apr 05 12:29PM Fee: \$40.00 TC
For: Michael Bringhurst, Attorney at Law
ELECTRONICALLY RECORDED

WARRANTY DEED

Benloch Ranch Land Company, LLC, a Utah limited liability company
of Heber City, UT,

“Grantor”

hereby CONVEYS and WARRANTS to
Ian Lamond, unmarried man
of Heber City, UT

“Grantee”

for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in
Wasatch, State of Utah, to-wit:

ALL OF LOT 112, BENLOCH RANCH PHASE 1A, ACCORDING TO THE OFFICIAL PLAT THEREOF.

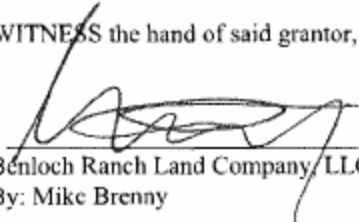
TOGETHER WITH: (A) THE UNDIVIDED OWNERSHIP INTEREST IN SAID CONDOMINIUM PROJECT'S COMMON AREAS AND FACILITIES WHICH IS APPURTENANT TO SAID UNIT (THE REFERENCED DECLARATION MAY PROVIDE FOR PERIODIC ALTERATION BOTH IN THE MAGNITUDE OF SAID UNDIVIDED OWNERSHIP INTEREST AND IN THE COMPOSITION OF THE COMMON AREAS AND FACILITIES TO WHICH SAID INTEREST RELATES); (B) THE EXCLUSIVE RIGHT TO USE AND ENJOY EACH OF THE LIMITED COMMON AREAS WHICH IS APPURTENANT TO SAID UNIT, AND (C) THE NONEXCLUSIVE RIGHT TO USE AND ENJOY THE COMMON AREAS AND FACILITIES INCLUDED IN SAID CONDOMINIUM PROJECT (AS SAID PROJECT MAY HEREAFTER BE EXPANDED) IN ACCORDANCE WITH THE AFORESAID DECLARATION AND SURVEY MAP (AS SAID DECLARATION AND MAP MAY HEREAFTER BE AMENDED OR SUPPLEMENTED) AND THE UTAH CONDOMINIUM OWNERSHIP ACT.

Tax Serial No.: 00-0021-6044

LESS AND EXCEPTING any and all water rights associated herewith.


Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2022 taxes and thereafter.

WITNESS the hand of said grantor, this April 5, 2022


Benloch Ranch Land Company, LLC, a Utah limited liability company
By: Mike Brenny

STATE OF Utah)
 :SS
COUNTY OF Salt Lake)

On this April 5, 2022, personally appeared before me Mike Brenny of Benloch Ranch Land Company, LLC, a Utah limited liability company, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same and had the authority to do so on behalf of said company.


Notary Public
Residing at: *North Salt Lake, UT*

