

WHEN RECORDED MAIL TO:

Marco Antonio Franco

1080 West Osprey Drive

Stansbury Park, UT 84074


**COTTONWOOD
TITLE**

CTIA No.: 131039-LMF

SPECIAL WARRANTY DEED

Ivory Homes, Ltd., a Utah limited partnership, Grantor of Salt Lake City, State of Utah, hereby
Conveys and Warrants against all who claim by, through, or under the grantor to

Marco Antonio Franco

Grantee for the sum of ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration,
the following described tract of land in

County, State of Utah:

Tooele

Lot 407, SAGEWOOD VILLAGE PHASE 4 SUBDIVISION, according to the official plat thereof as
recorded in the office of the Tooele County Recorder.

TAX ID NO.: 21-005-0-0407 (for reference purposes only)

SUBJECT TO: Easements, restrictions and rights of way appearing of record or enforceable in law and
equity, and existing fence lines.

Witness, the hand of said Grantor, this 21st day of DECEMBER, 2020.

Ivory Homes, Ltd., a Utah limited partnership

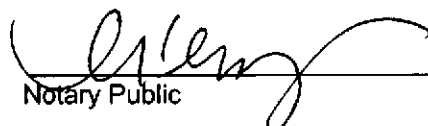
By: Value LC, a Utah limited liability company, General Partner


By: Ryan R. Tesch, its Secretary

State of Utah)
 :SS
County of Salt Lake)

On the 21st day of DECEMBER, 2020, personally appeared before me, Ryan R.
Tesch, who being duly sworn did say that he is the Secretary of Value LC, a Utah limited liability company,
which is the General Partner of Ivory Homes, Ltd., a Utah limited partnership, and that the foregoing
instrument was signed in behalf of said Partnership and said Ryan R. Tesch acknowledged to me that the
said Partnership executed the same.




Notary Public