

Atlas Title
File # 38023

Ent 538947 Bk 1459 Pg 467 - 468
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2023 Nov 20 11:40AM Fee: \$40.00 KM
For: Atlas Title - Heber City
ELECTRONICALLY RECORDED

Corporate Warranty Deed

Grantor: Midway Springs LLC - Series I, a Utah limited liability company and Midway Springs LLC - Series II, a Utah limited liability company

hereby **CONVEY AND WARRANT** to:

Grantee: Heartland Group LLC
of: P.O. Box 1550, Midway, UT 84049

FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
the following described tract of land within WASATCH County, State of UTAH to wit:

Lot 82, Watts Remund Farms Subdivision, a Planned Unit Development, Phase 4, as described in the official plat on record in the office of the Wasatch County Recorder, State of Utah.

Together with an undivided interest in the common areas.

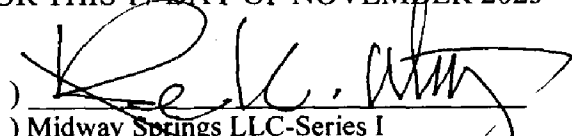
Tax ID No.: 0RN-4082/Parcel No. 00-0021-8138

Together with all appurtenances thereunto belonging.

This deed is hereby made expressly subject to all existing and recorded restrictions, exceptions, reservations, easements, rights-of-way, conditions, and covenants of whatever nature, if any, and is expressly subject to all regulations, and restrictions, including statutes and other laws of municipal, county, or other governmental authorities applicable to and enforceable against the premises described herein.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

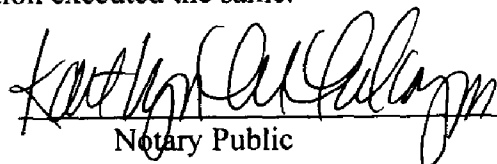
WITNESS THE HAND OF SAID GRANTOR THIS 17 DAY OF NOVEMBER 2023


) Midway Springs LLC-Series I
) By: RKW-2015-20 LLC as Managing Member of
) Midway Springs LLC-Series I
) By: Russell K Watts as Managing Member of
) RKW-2015-20 LLC

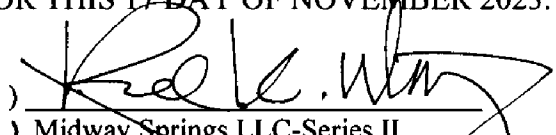
STATE OF UTAH)
) §.
County of Wasatch)

On this 17 day of November 2023 personally appeared before me Russell K Watts, whose identity is personally known to me (or proved to me on the basis of satisfactory evidence) and who by me duly sworn (or affirmed), did say that he is the Managing Member of RKW 2015-20 LLC whom is the Managing Member of Midway Springs LLC-Series I, the Corporation that executed the foregoing instrument and that said document was signed by them in behalf of said corporation by authority of its bylaws (or of a Resolution of its Board of Directors), and Russell K Watts acknowledged to me that said corporation executed the same.




Notary Public

WITNESS THE HAND OF SAID GRANTOR THIS 17 DAY OF NOVEMBER 2023.


) _____
) Midway Springs LLC-Series II
) By RKW-2015-20 LLC as Managing Member of
) Midway Springs LLC-Series II
) By Russell K Watts as Managing Member of
) RKW-2015-20 LLC

STATE OF UTAH)
) §.
 County of Wasatch)

On this 17 day of November 2023 personally appeared before me Russell K Watts , whose identity is personally known to me (or proved to me on the basis of satisfactory evidence) and who by me duly sworn (or affirmed), did say that he is the Managing Member of RKW 2015-20 LLC whom is the Managing Member of Midway Springs LLC-Series II, the Corporation that executed the foregoing instrument and that said document was signed by them in behalf of said corporation by authority of its bylaws (or of a Resolution of its Board of Directors), and Russell K Watts acknowledged to me that said corporation executed the same.





 Notary Public