

When Recorded Mail to:
Ivory Homes, Ltd
c/o Ryan R. Tesch
978 Woodoak Lane
Salt Lake City, UT 84117



**COTTONWOOD
TITLE**

CTIA No.: 173907-TOF

SPECIAL WARRANTY DEED

Ivory Development, LLC, a Utah limited liability company, Grantor of Salt Lake City, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

Ivory Homes, Ltd., a Utah limited partnership, 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:

Wasatch


Units 66 through 70, 72 through 76, 78, 79, 82 through 101, BEAUFONTAINE PLANNED UNIT DEVELOPMENT PHASE 4 SUBDIVISION, according to the official plat thereof as recorded in the office of the Wasatch County Recorder.

TAX ID NO.: 00-0021-8792 thru 8823 (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 30 day of November, 2023.

**Ivory Development, LLC,
a Utah limited liability company**


By: **Kevin P. Anglesey, Its Secretary**

State of Utah)
 :SS
County of Salt Lake)

On the 30 day of November, 2023, personally appeared before me, Kevin P. Anglesey, who being duly sworn did say that he is the Secretary of Ivory Development, LLC, a Utah limited liability company, and that the foregoing instrument was signed in behalf of said limited liability company by authority of its Operating Agreement and the said Kevin P. Anglesey acknowledged to me that the said limited liability company executed the same.


Notary Public

