

322-0344
WHEN RECORDED MAIL TAX NOTICES TO:
Peter C. Johnson
2815 H ST, Vancouver, WA 98663

Ent 539333 Bk 1460 Pg 474 - 475
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2023 Nov 30 04:29PM Fee: \$40.00 KM
For: Alpine Legal Title
ELECTRONICALLY RECORDED

WARRANTY DEED

Benloch Ranch Land Company, LLC, a Utah limited liability company

"Grantor"
of Heber City, UT,

hereby CONVEYS and WARRANTS to

Peter C. Johnson
"Grantee"
Of Vancouver, WA,

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

LOT 74, BENLOCH RANCH SUBDIVISION PHASE 1A, AMENDED AND UNDIVIDED INTEREST IN THE COMMON AREA AS DEPICTED ON THE PLAT, ACCORDING TO THE OFFICIAL PLAT ON FILE IN THE WASATCH COUNTY RECORDER'S OFFICE.

TOGETHER WITH A RIGHT AND EASEMENT OF USE AND ENJOYMENT IN AND TO THE COMMON ELEMENTS DESCRIBED AND AS PROVIDED FOR IN SAID DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS.

Tax Serial No.: 00-0021-6006

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 2023 taxes and thereafter.

WITNESS the hand of said grantor, this November 30, 2023

Jamie Mackay

Benloch Ranch Land Company, LLC, a Utah limited liability company
By: Jamie Mackay

STATE OF Wyoming)
:ss
COUNTY OF Teton)

On this November 30, 2023, personally appeared before me Jamie Mackay, Manager of Benloch Ranch Land Company, LLC, a Utah limited liability company, the signer of the within instrument, who duly acknowledged to me that he executed the same and that he has authority to do so on behalf of said company

B. Larson

Notary Public
Residing at: *Teton County, WY*
My Commission Expires: *Oct 6, 2028*

