Entry #: 547107
06/18/2021 01:23 PM SPECIAL WARRANTY DEED
Page: 1 of 1
FEE: $40.00 BY: COTTONWOOD TITLE INSURANCE AGENCY
Jerry Houghton, Tooele County, Recorder

WHEN RECORDED MAIL TO:
Evelyn Rosas and Samuel Rosas, Jr.
975 West Sagewood Drive
Stansbury Park, UT 84074

COTTONWOOD TITLE
CTIA No.: 142611-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

Evelyn Rosas and Samuel Rosas, Jr., joint tenants

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 129, SAGEWOOD VILLAGE PHASE 1 SUBDIVISION, according to the official plat thereof as recorded in the office of the Tooele County Recorder.

TAX ID NO.: 20-049-0-0129 (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 18 day of June, 2021

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 18 day of June, 2021, 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 - State of Utah
Melinda Ann Andersen
Commission #698927
My Commission Expires
February 10, 2022

Notary Public