

Ent 562027 Bk 1522 Pg 1045 – 1047
MARCY M. MURRAY, Recorder
WASATCH COUNTY CORPORATION
2025 Jul 17 10:57AM Fee: \$40.00 CO
For: Cottonwood Title Insurance Agency, In
ELECTRONICALLY RECORDED

Mail Recorded Deed & Tax Notice To:

Capitol Apartments, LLC, a Utah limited liability company and Pipera Investments, LLC, a Utah limited liability company
978 Woodoak Lane
Salt Lake City, UT 84117



File No.: 191642-MCH

SPECIAL WARRANTY DEED

Heber Red Rock, LLC, a Utah limited liability company

GRANTOR(S), of Midway, State of Utah, hereby conveys and warrants against all who claim by, through, or under the grantor to

**Capitol Apartments, LLC, a Utah limited liability company, as to an undivided 20.62% interest and
Pipera Investments, LLC, a Utah limited liability company, as to an undivided 5.33% interest,**

GRANTEE(S), of Salt Lake City, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Wasatch County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 00-0004-9028 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2025 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

[Signature on following page]

Dated this 15th day of July, 2025.

Heber Red Rock, LLC, a Utah limited liability company

BY: 
C. Jeremy Clark
Manager

STATE OF UTAH

COUNTY OF Salt Lake

On this 15th day of July, 2025, before me, personally appeared C. Jeremy Clark, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of Heber Red Rock, LLC, a Utah limited liability company.



Notary Public

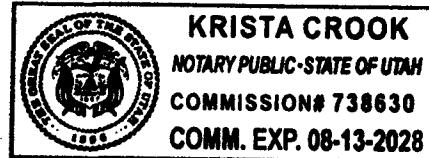


EXHIBIT A
Legal Description

The East 1/2 of Lot 4, Block 78, Heber City Survey of Building Lots, according to the official plat thereof as recorded in the office of the Wasatch County Recorder.