

Mail Recorded Deed & Tax Notice To:  
Everill Investments, LLC, a Utah limited liability company  
14647 S Porter Rockwell Blvd  
Bluffdale, UT 84065

ENT 71464:2024 PG 1 of 3  
**ANDREA ALLEN**  
**UTAH COUNTY RECORDER**  
2024 Oct 16 08:57 AM FEE 40.00 BY MG  
RECORDED FOR Cottonwood Title Insurance  
ELECTRONICALLY RECORDED



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## **SPECIAL WARRANTY DEED**

**EveReal-Estate, LLC, a Utah limited liability company,**

**GRANTOR(S)**, of Bluffdale, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

**Everill Investments, LLC, a Utah limited liability company,**

**GRANTEE(S)**, of Bluffdale, 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 **Utah County**, State of Utah:

**SEE EXHIBIT A ATTACHED HERETO**

**TAX ID NO.:** 17-064-0024 (for reference purposes only)

**SUBJECT TO:** Property taxes for the year 2024 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

*[Signature on following page]*

### **COURTESY RECORDING ONLY**

Cottonwood Title disclaims any  
liability as to the condition of title  
and as to the content, validity,  
or effects of this document.

Dated this 15 day of October, 2024.

EveReal-Estate, LLC, a Utah limited liability company

BY: Brian Everill  
Brian Everill  
Managing Member

BY: Robert Everill  
Robert Everill  
Managing Member

STATE OF UTAH

COUNTY OF SALT LAKE

On this 15 day of October, 2024, before me, personally appeared Brian Everill, 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 EveReal-Estate, LLC, a Utah limited liability company.

Krista Crook  
Notary Public



STATE OF UTAH

COUNTY OF SALT LAKE

On this 15 day of October, 2024, before me, personally appeared Robert Everill, 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 EveReal-Estate, LLC, a Utah limited liability company.

Krista Crook  
Notary Public



**EXHIBIT A**  
Legal Description

**Commencing at a point on the West boundary of state Street South 1253.39 feet and East 511.61 feet from the West quarter corner of Section 14, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence South 18°30' East along the West boundary of said State Street 90.19 feet; thence North 88°58' West 180.15 feet; thence North 05°41' West 85.42 feet; thence South 88°58' feet East along a fence line 150 feet to the point of beginning.**

Tax I.D.#: 17:064:0024