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Carri R. Jeffries, Iron County Recorder - Page 1 of 2

01/09/2024 11:51:11 AM By: SECURITY ESCROW & TITLE INSURANCE AGENCY, LLC

**Mail Tax Notices To and After Recording Return To:**

Monarch Construction Group, LLC, a Utah Limited Liability Company  
723 North 880 West  
Pleasant Grove, UT 84062

**WARRANTY DEED**

Christopher M. McGahan and Christopher H. McGahan, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) to Monarch Construction Group, LLC, a Utah Limited Liability Company, **GRANTEE**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Iron County, State of Utah described as follows:

All of the North One-Half (1/2) of Lot 8, Block G, SKY VIEW SUBDIVISION, according to the Official Plat thereof on file and of record in the Office of the Iron County Recorder, State of Utah.

TAX ID No.: D-0517-0011-0001; Tax Account No.: 0132222

**TOGETHER WITH all rights, privileges, easements and appurtenances thereunto belonging or in any way appertaining.**

**SUBJECT TO Easements, Rights-of-Way, Restrictions and Reservations of record and those enforceable in law and equity, and taxes for the year 2024 and thereafter.**

WITNESS, the hand of said grantor this 8th day of January, 2024.

*Christopher Michael McGahan*

Christopher M. McGahan

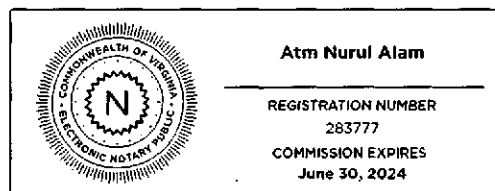
Christopher H. McGahan

STATE OF Virginia }  
COUNTY OF Prince William } ss.

On the 8th day of January, 2024 personally appeared before me  
Christopher Michael McGahan the signer of the within instrument, who duly  
acknowledged to me that he executed the same.

*Atm Nurul Alam*  
Notary Public Electronic Notary Public

File Number: 16362-00001



Notarized online using audio-video communication

Page 1 of 1

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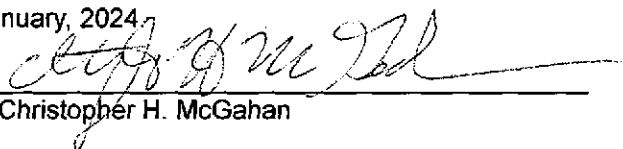
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WITNESS, the hand of said grantor this 8th day of January, 2024.

\_\_\_\_\_  
Christopher M. McGahan

  
\_\_\_\_\_  
Christopher H. McGahan

STATE OF Utah }  
COUNTY OF Iron } ss.

On the 8<sup>th</sup> day of January, 2024 personally appeared before me Christopher H. McGahan, the signer of the within instrument, who duly acknowledged to me that he executed the same.

  
\_\_\_\_\_  
Notary Public

