

ENT8446:2019 PG 1 of 2  
**Jeffery Smith**  
**Utah County Recorder**  
2019 Jan 31 01:07 PM FEE 12.00 BY HF  
RECORDED FOR Vanguard Title Insurance Agency  
ELECTRONICALLY RECORDED

Vanguard Title Insurance Agency, LLC  
WHEN RECORDED RETURN TO:  
Karl G. Maeser Preparatory Academy  
320 West 600 South  
Lindon, UT 84042  
File No.: 29530-TD

## **WARRANTY DEED**

GRANTOR(S): **POC Development, LLC**

hereby CONVEY(S) and WARRANT(S) to:

GRANTEE(S): **Karl G. Maeser Preparatory Academy**

for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in **Utah County, State of UTAH**:

Lot 2, Plat "A", MAESER ACADEMY SUBDIVISION, Lindon, Utah, according to the official plat thereof on file in the office of the Utah County Recorder.

TOGETHER WITH AND SUBJECT TO a Cross Access Easement over that certain portion of the plat as disclosed on: (i) the above described recorded subdivision; and (ii) that certain Declaration of Utilities and Access Easement recorded on August 5, 2011, as Entry No. 55458, in the Official Records of Utah County.

Tax Parcel No.: 46-803-0002

SUBJECT TO County Taxes and Assessments not delinquent, Easements, Rights of Way, Covenants, Conditions and Restrictions now of record

WITNESS, the hand(s) of said Grantor(s), this EXECUTED this 30<sup>th</sup> day of January, 2019.

POC Development, LLC  
By: RLP Enterprises/ LLC  
Its: Member



By: Ron L. Peck  
Its: Manager

State of Utah                    }  
    :ss.  
County of Utah                    }

On this 30<sup>th</sup> day of January, 2019, personally appeared before me, Ron L. Peck, who being duly sworn, did say that he is the Manager of RLP Enterprises, LLC who is the Member of POC Development, LLC, a Utah limited liability company, and that said instrument was signed in behalf of said company by authority of statute, its articles of organization or its operating agreement, and that the said Ron L. Peck acknowledged to me that said limited liability company executed the same.

Witness my hand and official seal.

Marnae Ballantyne  
Notary Public

