

ABSTRACT INFORMATION FOR SERIAL # 58:036:0015

Main Menu

Owner Name:

WDG SARATOGA LLC

Property Address:

Mailing Address:

1178 W LEGACY CROSSING BLVD STE 100 - CENTERVILLE, UT 84014

Tax Legal Description: COM S 0 DEG 22' 0" E 546.07 FT & E 242.22 FT & S 0 DEG 2' 51" W 226.05 FT FR NW COR. SEC. 19, T5S, R1E, SLB&M.; N 0 DEG 2' 51" E 100 FT; N 89 DEG 43' 57" W 435.6 FT; S 0 DEG 2' 51" W 100 FT; S 89 DEG 43' 57" E 435.6 FT TO BEG. AREA 1.000 AC.

Newest to Oldest (Reverse Order)

GrantorGrantee Comments	Entry No Inst Book Page Rec Kind of Inst Rec		Consideration Satisfaction Tie Entry No
CKQ SARATOGA SPRINGS 1 LLC	15834-2023	and the second s	\$0
BANK OF UTAH Grantor Not Vested According to County Ownership Map	0 FN/ST	03/15/2023 09:13 am	-
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH	15827-2023	03/08/2023	\$0
Grantor Not Vested According to County Ownership Map	ASSIGN	03/15/2023 09:02/am	-
CKQ SARATOGA SPRINGS 1 LLC BANK OF UTAH	<u>15826-2023</u> 0	03/08/2023 03/15/2023	\$796,963
Grantor Not Vested According to County Ownership Map	DTR	09:02 am	-
CKQ SARATOGA SPRINGS 1 LLC BANK OF UTAH	15825-2023 0	03/08/2023 03/15/2023	\$0
Grantor Not Vested According to County Ownership Map	ASSIGN	09:02 am	-
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH	15824-2023 0	03/08/2023 03/15/2023	\$6,022,900
Grantor Not Vested According to County Ownership Map	DTR	09:02 am	
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH	<u>15823-2023</u>	03/08/2023 03/15/2023	\$0
Grantor Not Vested According to County Ownership Map	ASSIGN	09:02 am	•
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH	<u>15822-2023</u> 0	03/08/2023 03/15/2023	\$2,765,000
Grantor Not Vested According to County Ownership Map	DTR	09:02 am	-
CKQ SARATOGA SPRINGS 1 LLC ATA (ET AL)CKQ SARATOGA SPRINGS 1 LLC	15821-2023 0	03/08/2023 03/15/2023	\$10
Grantor Not Vested According to County Ownership Map	WD	09:02 am	-
SARATOGA SPRINGS CITY WHOM OF INTEREST	<u>53765-2022</u> 0	04/29/2022	\$0
Summer of the su	ORDIN	02:19 pm	
SARATOGA COMMONS ANNEXATION SARATOGA SPRINGS CITY	53764-2022	04/29/2022	\$0
	A PLAT	02:17 pm	
STATE OF UTAHWHOM OF INTEREST No Legal Description	53763-2022 0 CT	04/05/2022 04/29/2022 02:14 pm	\$0
CITY OF SARATOGA SPRINGSWHOM OF INTEREST No Legal Description	53762-2022 0 N	· · · · · · · · · · · · · · · · · · ·	\$0
DAHL, DOUGLAS I & DOUGLAS IRVING AKA WDG SARATOGA LLC		03/07/2022 03/07/2022 03/38 pm	\$10





ABSTRACT INFORMATION FOR SERIAL # 58:036:0182

Main Menu

Owner Name:

WDG SARATOGA LLC

Property Address:

Mailing Address:

1178 W LEGACY CROSSING BLVD STE 100 - CENTERVILLE, UT 84014

Tax Legal Description: COM S 621.78 FT & E 245.65 FT FR NW COR. SEC. 19, T5S, R1E, SLB&M.; S 0 DEG 2' 52" W 50.32 FT; N 89 DEG 43' 57" W 435.6 FT; S 0 DEG 2' 51" W 100 FT; N 89 DEG 43' 57" W 279.48 FT; N 2 DEG 0' 32" E 226.05 FT; S 89 DEG 44' 27" E 334.02 FT; S 0 DEG 27' 17" W 73.64 FT; S 89 DEG 25' 14" E

373.85 FT TO BEG. AREA 2.048 AC.

Newest to Oldest (Reverse Order)

Grantor Grantee Comments	Entry No Book Page Kind of Ins	Inst Date Rec Date t Rec Time	Consideration Satisfaction Tie Entry No
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH	15834-2023 0	3 03/15/2023	\$0
Grantor Not Vested According to County Ownership Ma	FNST	09:13 am	-
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH Grantor Not Vested According to County Ownership Ma	0	3 03/08/2023 03/15/2023	\$0
Claritor Not Vested According to County Ownership Maj	ASSIGN	09:02 am	
CKQ SARATOGA SPRINGS 1 LLC	15826-2023	3 03/08/2023	\$796,963
BANK OF UTAH Grantor Not Vested According to County Ownership Map	DIR	03/15/2023 09:02 am	-
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH	15825-2023	03/08/2023	\$0
Grantor Not Vested According to County Ownership Map	ASSIGN	09/02\am	Χ -
CKQ SARATOGA SPRINGS 1 LLC	15824-2023	03/08/2023	\$6,022,900
BANK OF UTAH Grantor Not Vested According to County Ownership Map	D	03/15/2023 09:02 am	4 0,022,000
CKQ SARATOGA SPRINGS 1 LLC	15022 2022	02/00/000	*
BANK OF UTAH	0	03/08/2023 03/15/2023	\$0
Grantor Not Vested According to County Ownership Map	ASSIGN	09:02 am	-
CKQ SARATOGA SPRINGS 1 LLC	15822-2023	03/08/2023	\$2,765,000
BANK OF UTAH Grantor Not Vested According to County Ownership Map	D TR	03/15/2023 09:02 am	_
CKQ SARATOGA SPRINGS 1 LLC ATA (ET AL)	15821-2023	03/08/2023	\$10
CKQ SARATOGA SPRINGS 1 LLC	lo	03/15/2023	Ψισ
Grantor Not Vested According to County Ownership Map	√VD	09:02 am	-
SARATOGA SPRINGS CITY	53765-2022	01/04/2022	\$0
WHOM OF INTEREST	0 ORDIN	04/29/2022	
	ONDIN	02:19 pm	-
SARATOGA COMMONS ANNEXATION	53764-2022	02/15/2022	\$0
SARATOGA SPRINGS CITY	A PLAT	04/29/2022 02:17 pm	
	···	02.17 pm	-
STATE OF UTAH	53763-2022		\$0
WHOM OF INTEREST No Legal Description	0 CT	04/29/2022 02:14 pm	-
CITY OF SARATOGA SPRINGS	53762-2022	01/04/2022	. ¢ 0
WHOM OF INTEREST		04/29/2022	\$0
No Legal Description	N	02:14 pm	-
WDG SARATOGA LLC	30329-2022	03/08/2028	\$10
CKQ SARATOGA SPRINGS 1 LLC		03/09/2022 03:41 pm	
Remainder From: <u>58:036:0022</u>	SF VILV	03.41 pro	-



ABSTRACT INFORMATION FOR SERIAL # 13:029:0143

Main Menu

Owner Name:

WDG SARATOGA LLC

Property Address:

Mailing Address:

1178 W LEGACY CROSSING BLVD STE 100 - CENTERVILLE, UT 84014

Tax Legal Description: COM S 388.8 FT & E 231.09 FT FR NW COR. SEC. 19, T5S, R1E, SLB&M.; S 0 DEG 3' 30" E 135.92 FT; N 89 DEG 42' 0" W 257.68 FT; N 0 DEG 0' 20" W 113.03 FT; S 89 DEG 31' 50" E 147.12 FT; N 19.16 FT; N 88 DEG 8' 30" E 110.48 FT TO BEG. AREA 0.720 AC. ALSO COM S 524.79 FT & E 243.42 FT FR NW COR. SEC. 19, T5S, R1E, SLB&M.; S 0 DEG 28' 14" W 22.29 FT; N 89 DEG 30' 13" W 269.7 FT; N 0 DEG 0' 21" W 22.48 FT; S 89 DEG 27' 46" E 269.88 FT TO BEG. AREA 0.139 AC. ALSO COM S 308.72 FT & W 126.68 FT FR NW COR. SEC. 19, T5S, R1E, SLB&M.; S 89 DEG 16' 46" E 357.11 FT; S 49 DEG 8' 21" E 1.55 FT; N 89 DEG 36' 59" W .54 FT; S 0 DEG 3' 32" E 73.03 FT; S 88 DEG 8' 30" W 110.58 FT; S 19.16 FT; N 89 DEG 31' 50" W 147.05 FT; N 0 DEG 0' 19" W 97.51 FT; N 89 DEG 17' 36" W

100.21 FT; N 0 DEG 22' 12" W 1.33 FT TO BEG. AREA 0.529 AC. TOTAL AREA 1.388 AC.

Newest to Oldest

(Reverse Order)

GrantorGrantee Comments	Entry N Book Pa Kind of I		Consideration Satisfaction Tie Entry No
CKQ SARATOGA SPRINGS 1 LLC	15834-20	23	\$0
BANK OF UTAH Grantor Not Vested According to County Ownership Ma	P FNST	03/15/2023 09:13 am	
CKQ SARATOGA SPRINGS 1 LLC	15827-20	23 03/08/2023	\$0
BANK OF UTAH Grantor Not Vested According to County Ownership Ma	p ASSIGN	03/15/2023 N 09:02 am	
CKQ SARATOGA SPRINGS 1 LLCBANK OF UTAH		23 03/08/2023	
Grantor Not Vested According to County Ownership Ma	p DTR	03/15/2023 09:02 am	
CKQ SARATOGA SPRINGS 1 LLC		23 03/08/2023	
BANK OF UTAH Grantor Not Vested According to County Ownership Ma	ASSIGN	03/15/2023 09:02/am	1/
CKQ SARATOGA SPRINGS 1 LLC	15824-20	23 03/08/2023	\$6,022,900
BANK OF UTAH Grantor Not Vested According to County Ownership Ma	0	03/15X2023 09:02 am	
CKQ SARATOGA SPRINGS 1 LLC	15823-202	23 03/08/2023	\$0
BANK OF UTAH Grantor Not Vested According to County Ownership Mag	ASSIGN	03/15/2023 09:02 am	_
CKQ SARATOGA SPRINGS 1 LLC	15822-202	23 03/08/2023	\$2,765,000
BANK OF UTAH Grantor Not Vested According to County Ownership Map	DIR	03/15/2023 09:02 am	-
CKQ SARATOGA SPRINGS 1 LLC ATA (ET AL)	15821-202	23 03/08/2023	\$10
CKQ SARATOGA SPRINGS 1 LLC Grantor Not Vested According to County Ownership Map	0, 0,	03/15/2023 09:02 am	-
WDG SARATOGA LLC	30329-202	2 03/08/2022	\$10
.CKQ SARATOGA SPRINGS 1 LLC	SP WQ	03/09/2022 03:41 pm	7.0
Remainder From: <u>13:029;0114</u>		./	-

Main Menu

Comments or Concerns on Value/Appraisal - Assessor's Office Documents/Owner/Parcel information - Recorder's Office Address Change for Tax Notice

This page was created on 5/22/2023 1:35:35 PM

141321-363X

ENT 28999: 2022 PG 1 of 2
Andrea Allen
Utah County Recorder
2022 Mar 07 03:38 PM FEE 40.00 BY MC
RECORDED FOR Stewart Title of Utah
ELECTRONICALLY RECORDED

MAIL TAX NOTICE TO:

WDG Saratoga, LLC, a Utah limited liability company 1178 W. Legacy Crossing Blvd Suite 100 Centerville, UT 84014

WARRANTY DEED

Douglas I. Dahl AKA Douglas Irving Dahl, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) to WDG Saratoga, 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 Utah County, State of Utah described as follows:

The following described real property in the County of Utah, State of Utah:

Tax ID No. 58-036-0015

Commencing at a point located South 0°22'00" East along the section line 546.07 feet and East 242.22 feet and South 0°02'51" West along a fenceline 226.05 feet from the Northwest corner of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence North 0°02'51" East along a fenceline 100 feet; thence North 89°43'57" West 435.60 feet; thence South 0°02'51" West 100 feet, more or less, to a fenceline; thence South 89°43'57" East 435.60 feet along said fenceline, more or less, to beginning.

Tax ID No. 58-036-0022

Commencing at a point located South 0°22'00" East along the section line 546.07 feet and East 242.22 feet from the Northwest corner of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence South 0°02'51" West along a fenceline 126.05 feet; thence North 89°43'57" West 435.60 feet; thence South 0°02'51" West 100 feet to a point on an existing fenceline; thence North 89°43'57" West along said fenceline 279.48 feet; thence North 2°00'32" East along a fenceline 226.05 feet; thence South 89°44'27" East 707.34 feet to the point of beginning.

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

File No.: 1247845 Warranty Deed File No.: 1247845

Warranty Deed - Continued

Page 2

WITNESS, the hand of said grantor this 7th day of March, 2022.

Douglas J. Dahl AKA Douglas Irving Dahl

State of Utah County of Davis

On this 7th day of March, 2022, personally appeared before me, the undersigned Notary Public, Douglas I. Dahl AKA Douglas Irving Dahl, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Notary Public

My commission expires:

NOBALEE RHOADES NOTARY PUBLIC -STATE OF UTAH My Comm. Exp 08/04/2022

ENT 28999: 2022

PG 2 of 2

Commission # 701234

ENT 145301:2021 PG 1 of 2
Andrea Allen
Utah County Recorder
2021 Aug 19 03:34 PM FEE 40.00 BY SW
RECORDED FOR Stewart Title Insurance Agency
ELECTRONICALLY RECORDED

MAIL TAX NOTICE TO:

WDG Saratoga, LLC 1178 W Legacy Crossing Blvd Suite 100 Centerville, UT 84014

WARRANTY DEED

M. Louise Johansen, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) to WDG Saratoga, LLC, **GRANTEE**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Utah County, State of Utah described as follows:

The following described parcel of land in Utah County, State of Utah, to-wit:

Commencing South 386.815 feet and East 244.555 feet from the Northwest Corner of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence South 14' West 137.974 feet; thence North 89°42' West 372.48 feet; thence North 22 'West 113.342 feet; thence South 89°31'50" East 249.885 feet; thence North 19.16 feet; thence North 88°08'30" East 124.042 feet to the beginning.

Also:

Commencing South 07'46" East 524.79 feet and East 242.24 feet from the Northwest Corner of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence South 28'14" West 22.29 feet; thence North 89°30'13" West 372.48 feet; thence North 28'17" East 22.55 feet; thence South 89°27'46" East 372.48 feet to beginning.

Also:

Commencing South 308.69 feet and West 128.89 feet from the Northwest Corner of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian; thence South 89°16'46" East 359.32 feet; thence South 49°08'21" East 1.55 feet; thence North 89°36'59" West .54 feet; thence South 0°3'32" East 73.03 feet; thence South 88°08'30" West 110.58 feet; thence South 19.16 feet; thence North 89°31'50" West 249.89 feet; thence North 0°14'00" East 99.26 feet to the beginning.

Less and Excepting:

Beginning at a point which is North 89°36'37" East 244.56 feet along the section line, and South 0° East 388.479 feet from the Northwest Corner of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian, said point being the point of beginning; and running thence South 00°14'00" West, a distance of 137.97 feet; thence North 89°42'00" West, a distance of 12.76 feet; thence North 00°03'30" West, a distance of 137.47 feet; thence North 88°'08'30" East, a distance of 13.46 feet to the point of beginning.

Tax ID No.: 13-029-0114

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

File No.: 1202657 Warranty Deed Page 1 of 2

File No.: 1202657

Warranty Deed - Continued

Page 2

MIGHA

WITNESS, the hand of said grantor this 16th day of August, 2021.

M. Louise Johansen

State of Utah County of Utah

On this 16th day of August, 2021, personally appeared before me, the undersigned Notary Public, M. Louise Johansen, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Notary Public

My commission expires: (24)

NOBALEE RHOADES NOTARY PUBLIC -STATE OF UTAH My Comm. Exp 08/04/2022 Commission # 701234

ENT 145301:2021 PG 2 of 2