Ent: 459770 B: 1544 P: 1174

Chad Montgomery Box Elder County Utah Recorder 12/27/2022 02:52 PM Fee \$40.00 Page 1 of 1 For BACKMAN NTP

Electronically Recorded By SIMPLIFILE LC E-RECORDING MAIL TAX NOTICE TO

Farr West Center LLC, Ben's Farm LLC 2803 Wallace Circle Ooden, Utah 84403

Warranty Deed

Order No. 6-898923

Cross Country Equity, LLC, a Utah Limited Liability Company

of Perry, County of Box Elder, State of UTAH, Grantor, hereby CONVEY and WARRANT 10

Farr West Center, LLC, a Utah Limited Liability Company as to 1/2 interest and Ben's Farm LLC, a Utah Limited Liability as to % interest

of Perry, County of Box Elder, State of UT, Grantee for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in Box Elder County, State of UTAH:

Lot 13, Pointe Perry Phase 2, 'A Special P.U.D. Subdivision', Perry City, Box Elder County. Utah, according to the official plat thereof on file and of record in the office of the Box Elder County Recorder.

Parcel No : 03-236-0029

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, and Reservations now of Record

WITNESS, the hand(s) of said Grantor(s), this

Signed in the Presence of:

Cross Country Equity, LLC By: Nathan Mueller Its: Managing Member

Utah County of

Weber.

The foregoing instrument was acknowledged before me this 27th te managing exember of Cross Country Equity, LLC, a Utah Limited Liability Company

iding at Syactor UT

SHALLE SWARTZ ary Public State of Utal

Warranty Deed Indiv. Notace Backman Title Services Led.