

RECORDED MAIL TO:  
JOHN Q. HAMMONS HOTEL AND RESORTS  
300 John Q Hammons Parkway  
Suite 900  
Springfield, MO 65806  
File No. 10772

ENT 6782:2007 PG 1 of 2  
RANDALL A. COVINGTON  
UTAH COUNTY RECORDER  
2007 Jan 12 3:40 pm FEE 12.00 BY AS  
RECORDED FOR SUNDANCE TITLE INSURANCE AG  
ELECTRONICALLY RECORDED

## SPECIAL WARRANTY DEED

**PLEASANT GROVE CITY REDEVELOPMENT AGENCY**, Grantor(s) of Pleasant Grove, Utah, hereby CONVEYS and WARRANTS against all claiming by, through or under it to **JOHN Q. HAMMONS, TRUSTEE OF THE REVOCABLE TRUST AGREEMENT OF JOHN Q. HAMMONS U/A/D DECEMBER 28, 1989 AS AMENDED AND RESTATED**, of Springfield, Missouri, Grantee(s) for the sum of TEN AND NO/100 -- DOLLARS, and other good and valuable consideration, the following described tract of land in UTAH County, State of Utah:

See Attached Exhibit "A"

A portion of Tax Serial Nos. 14:054:0025; 14:054:0052; 14:054:0056; 14:057:0037; and 14:060:0022

SUBJECT TO: Property Taxes for the year 2007 and subsequent years; Covenants, Conditions, Restrictions and easements apparent or of record; all applicable zoning laws and ordinances.

IN WITNESS WHEREOF, the grantor has caused its name to be hereunto affixed by its duly authorized officer, this 10 day of January, 2007.

PLEASANT GROVE CITY  
REDEVELOPMENT AGENCY

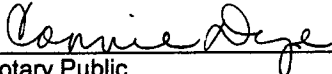
By:

  
\_\_\_\_\_  
GARY CLAY  
Its: Finance Director

STATE OF UTAH     )  
                                  :ss.  
COUNTY OF UTAH    )

On the 10 day of January 2007, personally appeared before me GARY CLAY, who did say that he is the Finance Director of PLEASANT GROVE CITY REDEVELOPMENT AGENCY, and that said document was signed by him in behalf of said corporation by authority of a resolution of its board of directors, and, and said GARY CLAY acknowledged to me that said corporation executed the same.



  
\_\_\_\_\_  
Notary Public  
My Commission Expires: 12/29/2007  
Residing at: Orem, Utah

**EXHIBIT "A"**

Beginning at a point North 89° 32' 26" East 495.45 feet along the section line and North 46.99 feet from the South Quarter corner of Section 30, Township 5 South, Range 2 East, Salt Base and Meridian; and running thence South 26° 20' 54" West 732.15 feet to the Northeasterly line of the I-15 Freeway; thence North 49° 52' 10" West 619.24 feet along the Northeasterly line to an angle point in the Northeasterly line of the I-15 Freeway; thence North 42° 44' 49" West 644.35 feet along the Northeasterly line to an angle point in the Northeasterly line of the I-15 Freeway; thence North 37° 59' 12" West 534.94 feet along the Northeasterly line to an angle point in the Northeasterly line of the I-15 Freeway; thence North 45° 10' 20" West 162.89 feet along the Northeasterly line of the I-15 Freeway to the Southeasterly line of Pleasant Grove Boulevard; thence North 34° 31' 31" East 336.67 feet along the Southeasterly line of Pleasant Grove Boulevard; thence North 31° 28' 29" East 366.84 feet along the Southeasterly line of Pleasant Grove Boulevard; thence North 88° 05' 02" East 38.91 feet along the Southeasterly line of Pleasant Grove Boulevard; thence North 38° 18' 48" East 40.98 feet along the Southeasterly line of Pleasant Grove Boulevard; thence South 51° 41' 12" East 33.25 feet; thence Southeasterly 134.92 feet along the arc of a 300.00 foot radius curve to the left, (center bears North 38° 18' 48" East and long chord bears South 64° 34' 13" East 133.78 feet, with a central angle of 25° 46' 02"); thence Southeasterly 1,093.14 feet along the arc of a 900.00 foot radius curve to the right, (center bears South 12° 32' 46" West and long chord bears South 42° 39' 29" East 1,027.17 feet, with a central angle of 69° 35' 29"); thence Southeasterly 696.20 feet along the arc of a 715.00 foot radius curve to the left, (center bears North 82° 08' 15" East and long chord bears South 35° 45' 25" East 669.02 feet, with a central angle of 55° 47' 21") to the point of beginning.