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WHEN RECORDED, MAIL TO:  
A&Z Produce II, L.C.  
% David L. Barclay  
Richards, Brandt, Miller, & Nelson  
P.O. Box 2465  
Salt Lake City, Utah 84110-2465

9360813  
4/28/2005 12:21:00 PM \$14.00  
Book - 9123 Pg - 4184-4186  
Gary W. Ott  
Recorder, Salt Lake County, UT  
FIRST AMERICAN TITLE  
BY: eCASH, DEPUTY - EF 3 P.

Affecting Tax ID No. 15-01-404-009

### Quit Claim Deed

Salt Lake County Parcel No. 15-7:713F:AQ  
Project No. I-15-7(5)304

The UTAH DEPARTMENT OF TRANSPORTATION, also known as, and who acquired title as, State Road Commission of Utah, by its duly appointed Director of Right-of-Way, Grantor, of Salt Lake City, County of Salt Lake, State of Utah, hereby QUIT CLAIMS to A&Z Produce II, L.C. a Utah Limited Liability Company, Grantee, at 366 West 500 South, Salt Lake City, County of Salt Lake, State of Utah Zip 84101, for the sum of Ten and no/100, Dollars, and other good and valuable considerations, the following described tract of land in Salt Lake County, State of Utah, to-wit:

A tract of land, situate in Lots 1, 2, and 8, Block 43, Plat "A", Salt Lake City Survey, in the NE $\frac{1}{4}$ SW $\frac{1}{4}$  and the NW $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 1, T.1 S., R.1 W., SLB&M. The boundaries of said tract of land are described as follows:

Beginning at a point which is 36.00 feet S. 89°57'46" W. along the southerly block line of said Block 43 from the Southeast Corner of said Lot 1; and running thence S. 89°57'46" W. 294.02 feet along said block line to the Southeast Corner of said Lot 2 and a point designated as Point "A"; thence S. 89°57'46" W. 57.75 feet along said block line to a point designated as Point "B"; thence N. 00°00'54" W. 8.05 feet parallel to the easterly line of said Lot 2 to a point of curvature with a 61.50-foot radius curve to the right; thence Northeasterly 72.44 feet along the arc of said curve (Note: Chord to said curve bears N. 33°43'48" E. for a distance of 68.33 feet) to a point of tangency; thence N. 67°28'30" E. 200.02 feet; thence South 9.26 feet; thence S. 89°59'04" E. 74.24 feet; thence N. 74°40'58" E. 19.13 feet to a point of curvature with a 19.00-foot radius curve to the left; thence Northeasterly 6.04 feet along the arc of said curve (Note: Chord to said curve bears N. 65°34'58" E. for a distance of 6.01 feet) to a point of tangency; thence N. 56°28'58" E. 55.00 feet to a point which is 21.00 feet perpendicularly distant westerly from the easterly block line of said Block 43; thence S. 00°01'13" E. 154.89 feet parallel to said block line; thence S. 44°58'17" W. 21.22 feet to the point of beginning. The above described tract of land contains 40,943 square feet (0.940 acre).

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UDOT RW-05UDA (07-08-96)

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Pursuant to Title 27, Chapter 5, Section 102, Utah Code Annotated, 1998, as amended, the above described tract of land is granted without access to or from the adjoining 300 West Street over and across the easterly boundary line of said tract of land. The above described tract of land is also granted without access to or from the adjoining 500 South Street over and across the southerly boundary line of said tract of land. EXCEPT access is granted to or from the adjoining 500 South Street over and across the southerly boundary line of said tract of land between the above designated Point "A" and Point "B".

Together with and subject to any and all easements, rights-of-way and restrictions appearing of record or enforceable in law and equity.

Junkyards, as defined in 23 United States Code, Section 136, shall not be established or maintained on the above described tract of land.

The grantor reserves rights to use the abutting state property for highway purposes and excludes from this grant any rights to air, light, view and visibility over and across the abutting state property. The Grantee is hereby advised that due to present or future construction on the adjacent highway including but not limited to excavation, embankment, structures, poles, signs, walls, fences and all other activities related to highway construction or which may be permitted within the Highway Right of Way that air, light, view and visibility may be restricted or obstructed on the above described property.

Signs, Billboards, outdoor Advertising structures, or advertising of any kind as defined in 23 United States Code, Section 136, shall not be erected, displayed, placed or maintained upon or within this tract, EXCEPT signs to advertise the sale, hire or lease of this tract or the principal activities conducted on this land.

IN WITNESS WHEREOF, said UTAH DEPARTMENT OF TRANSPORTATION has caused this instrument to be executed this 26TH day of APRIL, A.D. 2005, by it Director of Right-of-way.

STATE OF UTAH ) UTAH DEPARTMENT OF TRANSPORTATION  
 ) ss.  
COUNTY OF SALT LAKE ) By [Signature]  
 Director of Right-of-way

On the date first above written personally appeared before me, LYLE D. McMillan, who, being by me duly sworn, did say that he is the Director of Right-of-Way, and he further acknowledged to me that said instrument was signed by him in behalf of said UTAH DEPARTMENT OF TRANSPORTATION.

WITNESS my hand and official stamp the date in this certificate first above written:

[Signature]  
Notary Public

