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12/30/2014 1:40:00 PM \$17.00  
Book - 10285 Pg - 7893-7894  
Gary W. Ott  
Recorder, Salt Lake County, UT  
FIRST AMERICAN NCS  
BY: eCASH, DEPUTY - EF 2 P.

Recording Requested by:  
First American Title Insurance Company  
National Commercial Services  
215 South State Street, Ste. 380  
Salt Lake City, UT 84111  
(801)536-3100  
AFTER RECORDING RETURN TO:  
1865 Independence, LLC  
727 Silver Spur Road #209  
Rolling Hills Est., CA 90274

*SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE*

## **WARRANTY DEED**

Escrow No. **NCS-695451-SLC1 (ach)**  
A.P.N.: **08-22-357-033-0000**

**Elmwood Investments, LLC, a Utah limited liability company, Grantor, of Holladay, Salt Lake County, State of UT, hereby CONVEY AND WARRANT to**

**1865 Independence, LLC, a California limited liability company, Grantee, of Rolling Hills Estates, Los Angeles County, State of CA, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in Salt Lake County, State of Utah:**

**PARCEL 1:**

**LOTS 21, 22, 23, 24 AND THE WEST 5 FEET OF LOT 25, ROSE PARK REDWOOD NO. 5, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE SALT LAKE COUNTY RECORDER'S OFFICE.**

**PARCEL 1A:**

**A RIGHT OF WAY FOR INGRESS AND EGRESS OVER AND ACROSS THE FOLLOWING AS DISCLOSED BY QUITCLAIM DEED AS ENTRY NO. 9332876 IN BOOK 9110 AT PAGE 2366 OF OFFICIAL RECORDS.**

**THE WEST 18.0 FEET OF LOT 25, THE EAST 8.0 FEET OF LOT 24, SAID ROSE PARK REDWOOD NO.5 AND THE FOLLOWING DESCRIBED PORTION OF LOT 22, SAID ROSE PARK REDWOOD NO. 5, BEING DESCRIBED AS FOLLOWS:**

**BEGINNING AT A POINT ON THE SOUTHERLY LINE OF INDEPENDENCE BOULEVARD, SAID POINT BEING 15 FEET EAST OF THE NORTH WEST CORNER OF LOT 22 OF SAID ROSE PARK REDWOOD NO. 5, AND RUNNING THENCE EAST 12.5 FEET; THENCE SOUTH 107.0 FEET TO THE SOUTH LINE OF SAID LOT 22; THENCE WEST 25.0 FEET; THENCE NORTH 107.0 FEET TO THE SOUTH LINE OF SAID INDEPENDENCE BOULEVARD; THENCE EAST 12.5 FEET TO THE POINT OF BEGINNING.**

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year **2014** and thereafter.

Witness, the hand(s) of said Grantor(s), this **December 29**, 2014.

Elmwood Investments, LLC, a Utah limited liability company

Herbert O. Trayner  
By: Herbert O. Trayner, Manager

Rebecca A. Trayner  
By: Rebecca A. Trayner, Manager

STATE OF Utah )  
County of Salt Lake )ss.

On December 29, 2014, before me, the undersigned Notary Public, personally appeared **Herbert O. Trayner and Rebecca A. Trayner, managers of Elmwood Investments, LLC, a Utah limited liability company**, 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 to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that 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.

WITNESS my hand and official seal.

My Commission Expires:

7/7/18

Aaron C. Hansen  
Notary Public

