

East  
Grantee's address: Post Office Box 568, Springville, Utah 84663

WARRANTY DEED

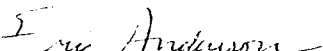
MACA Supply Co., Inc., a Utah corporation, pursuant to a resolution duly adopted by its board of directors, grantor of Utah County, State of Utah, hereby conveys to Clair Anderson & Mary Ann Anderson trustee(s) of the C. B. and M. A. Anderson Trust, of Utah County, State of Utah, grantee for and in consideration of Ten Dollars and other good and valuable consideration, the following described parcel of real property located within Springville City Industrial Park in Springville, Utah County, State of Utah:


Beginning at a point on the South right-of-way line of Industrial Park Road, which point is South 1310.75 feet and West 2499.12 feet from the South Quarter corner of Section 20, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 82 Degrees 26 Minutes 59 Seconds West along said right-of-way line and the extension thereof 502.03 feet; thence South 0 Degrees 8 Minutes 29 Seconds East 241.71 feet; thence South 72 Degrees 42 Minutes 30 Seconds West 476.53 feet; thence North 7 Degrees 33 Minutes 1 Second East 320.00 feet to the point of beginning. Containing 3.04 acres more or less. Basis of bearing is occupying the South Quarter corner of said Section 20 and backsiding Spanish Fork Peak with a bearing of South 37 Degrees 7 Minutes East.

Subject to the reservation by Springville City, a municipality of the State of Utah, a public utility easement 20 feet wide on the Southerly edge of said parcel and a public utility easement 15 feet wide on the Westerly and Easterly edges of said parcel.

Subject also to the protective covenants adopted by Springville City on October 5, 1976, and recorded October 7, 1976, as Entry #26007 in Book 1504, Pages 87 through 95, of the records of the Utah County Recorder, and as corrected December 20, 1977, and recorded May 4, 1978, as Entry #17026 in Book 1643, Pages 177 through 178, of the records of the Utah County Recorder; and also subject to rights-of-way and easements of record or which are visible on inspection of the premises.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed by its duly authorized officers this 10 day of January, 1988.

  
Secretary

MACA SUPPLY CO., INC.  
  
President

ENT 12614 BK 2609 PG 18  
NINA B REID UTAH CO RECORDER BY MB  
1989 JUL 3 9:20 AM FEE 8.00  
RECORDED FOR KIRK BENNETT

STATE OF UTAH

COUNTY OF Salt Lake

ENT18614 BK 2609 PG 19

On this 10 day of January, 1988, personally appeared before me Clair Anderson, who declared to me that he is the president of MACA Supply Co., Inc., and Kevin Anderson, who declared to me that he is the secretary of MACA Supply Co., Inc., and that they executed the foregoing Warranty Deed pursuant to authorization granted by the board of directors of MACA Supply Company, for and on behalf of the said MACA Supply Company.

Commission Expires:

K W Bennett  
Notary Public  
Residing at

