

WHEN RECORDED, MAIL TO:
Grantee
145 East 200 South
Salt Lake City, UT 84111

12534262
5/12/2017 2:21:00 PM \$14.00
Book - 10557 Pg - 616-617
Gary W. Ott
Recorder, Salt Lake County, UT
INTEGRATED TITLE INS SERVICES
BY: eCASH, DEPUTY - EF 2 P.

Special Warranty Deed

UTAH PRIDE CENTER, Grantor, of Salt Lake City, County of Salt Lake, State of Utah, hereby CONVEY and WARRANT against all claiming by, through or under the grantor to OASIS GAMES, LLC, a Utah limited liability company, Grantee, of Salt Lake City, County of Salt Lake, State of Utah, 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:

SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing of record.

WITNESS the hand of said grantor, this 10th Day of May, 2017.

Signed in the presence of

UTAH PRIDE CENTER

By: *Sue Robbins*
SUE ROBBINS, President

STATE OF UTAH

ss.

COUNTY OF SALT LAKE

On the 10th day of May, 2017, personally appeared before me SUE ROBBINS who being by me duly sworn, did say that she, the said SUE ROBBINS is the President of UTAH PRIDE CENTER, and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors, and said SUE ROBBINS duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal of the said corporation.

Erika Rowell
Notary Public

My Commission Expires: 10-1-17
Residing at: SLC, UT
ITS # 67229

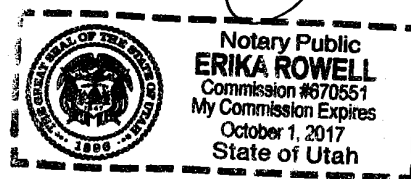


EXHIBIT "A"

Parcel 1:

Commencing at the Southwest corner of Lot 1, Block 54, Plat "A", SALT LAKE CITY SURVEY and running thence East 82.5 feet; thence North 10 rods; thence West 82.5 feet; thence South 10 rods to the place of Beginning.

Parcel Identification No. 16-06-328-018.

Parcel 2:

Commencing 10 rods North of the Southeast corner of Lot 1, Block 54, Plat "A", SALT LAKE CITY SURVEY, and running thence West 5 rods; thence South 40 feet; thence East 5 rods; thence North 40 feet to the place of beginning.

Parcel Identification No. 16-06-328-025.

Parcel 3:

Commencing at the Southeast Corner of Lot 2, Block 54, Plat "A", Salt Lake City Survey, thence along the South line of said Lot 2 South $89^{\circ}58'16''$ West 10.17 feet, to the approximate point of an interior wall with the adjoining building to the West, thence North $00^{\circ}24'14''$ West 165.08 feet along said interior wall and beyond to the North property line of a parcel recorded as Entry No. 11169435 in Book 9919 Pages 2493-2497 on April 20, 2011, thence North $89^{\circ}58'16''$ East 11.33 feet to the East line of aforesaid Lot 2, Block 54, thence along aforesaid Lot 2, Block 54 South 165.08 feet to the point of beginning.

Parcel Identification No. 16-06-328-030.