

WHEN RECORDED, MAIL TO:

Michael Johanson
Cottonwood Mutual Water Company
4000 West Old Highway Road
Morgan, Utah 84050

Ent 129586 # 306 Pg 1550
Date: 10-JUN-2013 3:23:53PM
Fee: \$20.00 Check
Filed By: LRH
BRENDA NELSON, Recorder
MORGAN COUNTY
For: MOUNTAIN VIEW TITLE & ESCROW IN
C

03-005-108
00-0082-7240

QUIT CLAIM DEED
(Fox Hollow and Grade School Tanks)

GARDNER COTTONWOOD CREEK, L.C., a Utah limited liability company, and GARDNER COTTONWOOD WATER, L.L.C., a Utah limited liability company (collectively, "Grantors"), hereby quit claim to COTTONWOOD MUTUAL WATER COMPANY, a Utah non-profit corporation of 4000 West Old Highway Road, Morgan, Utah 84050 ("Grantee"), for Ten Dollars (\$10.00) and other good and valuable consideration, all of Grantor's right, title and interest in and to the real property situated in Morgan County, State of Utah, and described as follows:

An existing cement water storage tank with a capacity of approximately 250,000 gallons, situated at approximately 41°8'40.69"N 111°45'1.81"W and commonly referred to as the "Fox Hollow Tank," together with all related valves, measuring devices and all appurtenant equipment and facilities,

AND

An existing cement water storage tank with a capacity of approximately 500,000 gallons, situated at approximately 41°8'41.43"N 111°45'1.51"W and commonly referred to as the "Grade School Tank," together with all related valves, measuring devices and all appurtenant equipment and facilities,

which tanks and related equipment and facilities are situated on the property identified on Exhibit A attached hereto.

TOGETHER WITH all easements, rights of way, and appurtenances running with or pertaining thereto.

(Signatures Follow on Next Page)

IN WITNESS WHEREOF, Grantors have executed this Quit Claim Deed this 15th day of March, 2013.

GRANTORS:

GARDNER COTTONWOOD CREEK, L.C.

By: Rulon C. Gardner
Rulon C. Gardner, Manager
Date: March 15, 2013

GARDNER COTTONWOOD WATER, L.L.C.

By: Rulon C. Gardner
Rulon C. Gardner, Manager
Date: March 15, 2013

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On this 15th day of March, 2013, personally appeared before me Rulon C. Gardner, personally known to me to be a Manager of Gardner Cottonwood Creek, L.C., a Utah limited liability company who acknowledged to me that he signed the foregoing instrument as Manager for said limited liability company, and acknowledged to me that the said limited liability company executed the same.

Barbara Barney
NOTARY PUBLIC



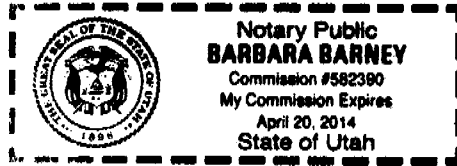
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STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On this 15th day of March, 2013, personally appeared before me Rulon C. Gardner, personally known to me to be a Manager of Gardner Cottonwood Water, L.L.C., a Utah limited liability company who acknowledged to me that he signed the foregoing instrument as Manager for said limited liability company, and acknowledged to me that the said limited liability company executed the same.

Barbara Barney

NOTARY PUBLIC



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EXHIBIT A

Real property located in Morgan County, Utah, described as follows:

Beginning at a point which is South 0°37'49" East 942.19 feet along the section line and East 1976.27 feet from the Southwest Corner of Section 20, Township 5 North, Range 2 East, Salt Lake Base and Meridian, and running;

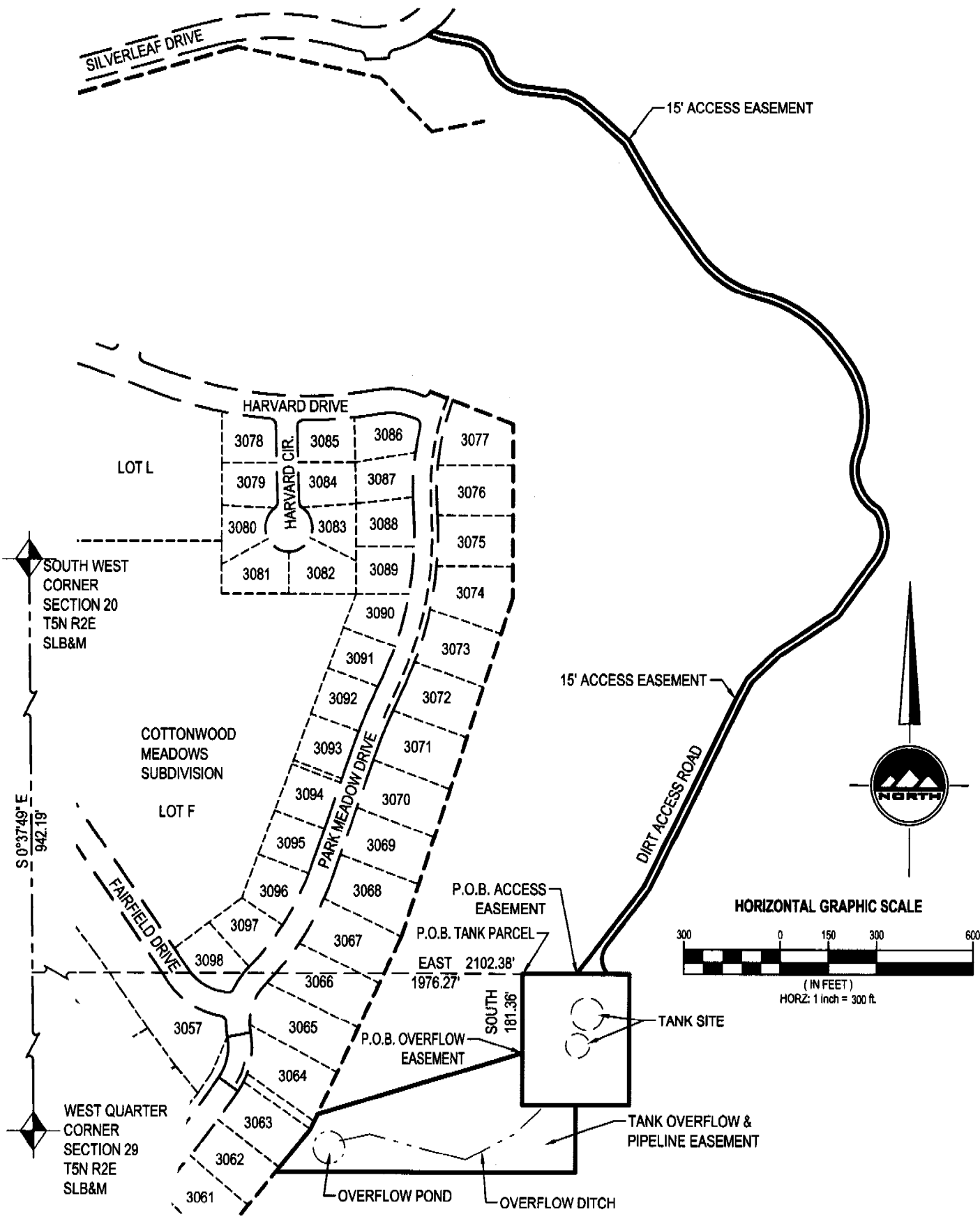
thence East 250.00 feet;

thence South 300.00 feet;

thence West 250.00 feet;

thence North 300.00 feet to the point of beginning.

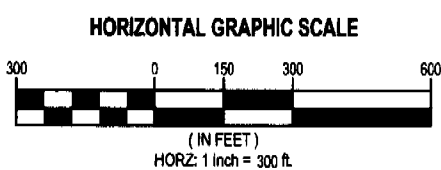
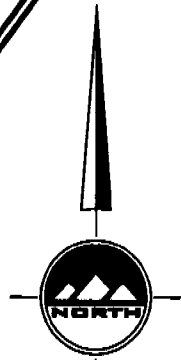
Contains: 75,000 square feet. 1.722 acres.



SOUTH WEST CORNER SECTION 20 T5N R2E SLB&M

S 0°37'49" E 942.19'

WEST QUARTER CORNER SECTION 29 T5N R2E SLB&M



PROJECT # 4063X DATE 8/16/12
1 of 1
FILE:

COTTONWOOD WATER SYSTEM
FOX HOLLOW
GRADE SCHOOL TANK

EXHIBIT DRAWING

FOR:
COTTONWOOD MUTUAL WATER CO.
4000 NORTH HIGHWAY 30
MOUNTAIN GREEN, UTAH 84050
(801) 876-3885

1485 West Hillfield Rd.
Suite 204
Layton, UT 84041
Phone: 801.547.1100
Fax: 801.547.0245
www.ensignutah.com



Ent 1295874 0306 Pg 1554