

13412301  
9/30/2020 2:51:00 PM \$40.00  
Book - 11030 Pg - 3175-3177  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 3 P.

Record and Return To:

Extra Space Storage  
c/o Brett R. Nelson, Esq.  
2795 E. Cottonwood Parkway, #300  
Salt Lake City, Utah 84121

and MAIL TAX STATEMENTS TO:

Extra Space Properties Ninety Four LP  
c/o Paradigm Tax Group - EX #0132  
PO Box 800729  
Dallas, TX 75380

Parcel # 22-31-429-032  
and 22-31-429-033

131665-TTF

ESS Property # 0132  
Sandy, Utah

### SPECIAL WARRANTY DEED

THIS DEED, effective as of the 25 day of September, 2020 by EXTRA SPACE PROPERTIES TWO LLC, a Delaware limited liability company, having an address of 2795 E. Cottonwood Parkway, #300, Salt Lake City, Utah 84121 ("Grantor"), in favor of EXTRA SPACE PROPERTIES NINETY FOUR LP, a Pennsylvania limited partnership, having an address of 2795 E. Cottonwood Parkway, #300, Salt Lake City, Utah ("Grantee").

WITNESSETH, that Grantor, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration paid by Grantee, the receipt and sufficiency of which are hereby acknowledged, does hereby convey to Grantee and its successors and assigns, forever, all that certain plot, piece or parcel of land lying and being in the County of Salt Lake, State of Utah, as more particularly described on Exhibit A attached hereto and made a part hereof (the "Land") and all buildings, structures and other improvements located on the Land (collectively with the Land, the "Property");

SUBJECT TO all liens, leases, agreements, covenants, easements, rights of way, taxes, assessments, restrictions, consents and other matters affecting the Property, including without limitation all matters of record and all matters that an inspection of the Property or an accurate survey of the Property would disclose.

AND Grantor hereby binds itself and its successors to warrant and defend the title to the Property as against all acts of the Grantor herein and no other, subject to the matters set forth above.

above. IN WITNESS WHEREOF, Grantor has executed this deed <sup>to be effective</sup> as of the date set forth

Extra Space Properties Two LLC,  
a Delaware limited liability company

By: [Signature]  
Name: P. Scott Stubbs  
Title: Manager

STATE OF UTAH )  
 )SS:  
COUNTY OF SALT LAKE )

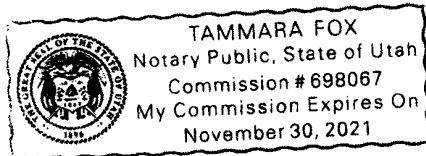
ACKNOWLEDGMENT

On this 22 day of September, 2020, personally appeared before me P. Scott Stubbs, the Manager of Extra Space Properties Two LLC, a Delaware limited liability company, who duly acknowledged to me that he executed the same in his capacity as Manager of Extra Space Properties Two LLC with full authority to do so.

Witness my hand and Notarial Seal this 22 day of September, 2020.

Tammara Fox  
Notary Public  
My Commission Expires: 11/30/21

(seal)



## **Exhibit A**

### **Legal Description**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF SANDY, COUNTY OF SALT LAKE, STATE OF UTAH, AND IS DESCRIBED AS FOLLOWS:

**Parcel 1:**

Beginning 614.5 feet South 0°01'25" East (Record = South) and 53.0 feet South 89°58'35" West (Record= West) from the East Quarter Corner of Section 31, Township 2 South, Range 1 East, Salt Lake Base and Meridian, thence South 89°58'35" West (Record = West) 753.85 feet; thence South 0°01'25" East (Record = South) 47.12 feet; thence South 89°58'35" West (Record = West) 18.18 feet, thence South 0°01'25" East (Record = South) 113.38 feet, thence North 89°58'35" East (Record = East) 772.03 feet, thence North 0°01'25" West (Record = North) 160.5 feet to the point of beginning.

**Parcel 2:**

Beginning 56 rods South 0°01'25" East (Record = South) and 50 rods South 89°58'35" West (Record = West) from the Northeast Corner of the Southeast Quarter of Section 31, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 0°01'25" West (Record = North) 149.0 feet, thence North 89°58'35" East (Record = East) 400.5 feet, thence South 0°01'25" East (Record = South) 149.0 feet, thence South 89°58'35" West (Record = West) 400.5 feet to the point of beginning.

Basis of Bearing: North = North 0°01'25" West along the Section Line.