

WHEN RECORDED, MAIL TO:
Grantee
300 Park Boulevard Suite 500
Itasca, IL 60143

10159815
07/11/2007 01:29 PM \$13.00
Book - 9489 Pg - 6337-6338
GARY W. DIT
RECORDER, SALT LAKE COUNTY, UTAH
INTEGRATED TITLE INS. SERVICES
BY: KJE, DEPUTY - W.I. 2 P.

Space Above for Recorder's Use

By: KJE

Warranty Deed

BROADWAY CENTRE LIMITED II, a Utah Limited Partnership, Grantor,
of Salt Lake City, County of Salt Lake, State of Utah, hereby CONVEYS and WARRANTS to
BROADWAY CENTRE INVESTMENT LIMITED PARTNERSHIP, a Delaware limited partnership, Grantee,
of Itasca, State of Illinois, 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 AND MADE A PART HEREOF

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

WITNESS the hand of said grantor, this 10 day of July, 2007.

Signed in the presence of

BROADWAY CENTRE LIMITED II, a Utah Limited Partnership
By: PENTALON BROADWAY CORPORATION, a Utah Corporation
It's General Partner

Richard C. Workman
By: Richard C. Workman, President

STATE OF UTAH)
ss.
COUNTY OF SALT LAKE)

On the 10th day of July, 2007, personally appeared before me Richard C. Workman, the signer of the above instrument, who duly acknowledged to me that he the said Richard C. Workman is the President of Pentalon Broadway Corporation, a Utah Corporation, General Partner of Broadway Centre Limited II, a Utah Limited Partnership and that the foregoing instrument was executed by him under authority of said Pentalon Broadway Corporation, a Utah Corporation by authority of its by-laws and that said Limited Partnership executed the same.

Karen Nageli
Notary Public

My Commission Expires: 8/21/2010 Residing at: 111 East Broadway, S. 150
Salt Lake City, Utah 84111

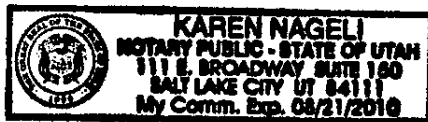


EXHIBIT "A"

Parcel 1:

A part of Lots 3, and 4 of Block 56, Plat 'A' Salt Lake City Survey, in Salt Lake City, Salt Lake County, Utah:

Beginning at the Southwest Corner of Lot 4, said Block 56 and running thence North 0°02'30" East 188.03 feet (North 188 feet record) along the West Line of said Block 56; thence North 89°58'38" East 254.94 feet (East Record) to an angle point in the Westerly Line of Warranty Deed recorded 8 March 1991 as entry number 5036165 in Book 6296, Page 1271, records of Salt Lake County, Utah; thence South 0°00'25" West 188.04 feet (South 188 feet record) along the Westerly Line of said Warranty Deed which is also the Westerly edge of an existing multi-story concrete parking structure to the South Line of said Block 56; thence South 89°58'47" West 255.05 feet (West Record) along said South Line to the point of beginning.

Parcel Identification Numbers: 16-06-154-010 and 16-06-154-049

Parcel 2:

A LEASEHOLD ESTATE, as created by that certain Restated Lease Agreement for Parking Facilities dated March 27, 1991 and any amendments, supplements and/or assignments thereto, executed by the REDEVELOPMENT AGENCY OF SALT LAKE CITY, a public entity, as Lessor and BROADWAY CENTRE LIMITED, a Utah limited partnership, as Lessee, disclosed by that certain Memorandum of Lease recorded June 6, 1991, as Entry No. 5077645 in Book 6323 at Page 1789 of Official Records, as to the following:

A part of Lots 2 and 3 of Block 56, Plat 'A' Salt Lake City Survey, in Salt Lake City, Salt Lake County, Utah:

Beginning at the Southeast Corner of Lot 3, said Block 56 and running thence South 89°58'47" West 75.16 feet (South 89°58'22" West 75.11 feet record) along the South Line of said Block 56 to the Southwest Corner of Warranty Deed recorded 8 March 1991 as entry Number 5036165 in Book 6296, Page 1271, records of Salt Lake County, Utah; thence along the Westerly Line of said Warranty Deed the following three courses: North 0°00'25" East 188.04 feet (North 188 feet record) along the Westerly Edge of an existing multi-story concrete parking structure; South 89°58'38" West 6.77 feet (South 89°58'22" West 6.75 feet record) to the centerline of vacated Floral Street; and North 0°02'42" East 8.00 feet (North 0°02'31" East record) along said centerline; thence North 89°58'37" East 82.05 feet (North 89°58'22" East 82 feet record) to the Lot Line common to Lots 2 and 3 of said Block 56; thence North 0°02'45" East 1.00 feet (North 0°02'31" East record) along said common Lot Line; thence North 89°58'37" East 50.33 feet (North 89°58'22" East 50.35 feet record) to the West Line of Edison Street as it exists at 30.00 foot Right-of-way width; thence South 0°08'00" West 197.05 feet (South 0°07'44" West 197 feet record) along said West Line of Edison Street to the South Line of said Block 56; thence South 89°58'47" West 50.03 feet (South 89°58'22" West 50.00 feet record) along said South Line of Block 56 to the point of beginning.

Parcel Identification Number: 16-06-154-048