

WHEN RECORDED, MAIL TO:
Utah Department of Transportation
Right-of-Way, Fourth Floor
Box 148420
Salt Lake City, Utah 84114-8420

11013905
8/19/2010 11:36:00 AM \$14.00
Book - 9850 Pg - 5769-5771
Gary W. Ott
Recorder, Salt Lake County, UT
FIRST AMERICAN TITLE
BY: eCASH, DEPUTY - EF 3 P.

Warranty Deed
(Controlled Access)
(Limited Liability Company)
Salt Lake County

Parcel No. 0182:101:4A
Project No. MP-0182(6)
Affecting Tax ID. No. 33-17-200-017

Wasatch South Hills Development Co., LLC, a Limited Liability Company of the State of Utah, Grantor, hereby CONVEY AND WARRANT to the UTAH DEPARTMENT OF TRANSPORTATION, at 4501 South 2700 West, Salt Lake City, Utah 84119, Grantee, for the sum of Ten and no/100 Dollars, and other good and valuable considerations, the following described parcel tract of land in Salt Lake County, State of Utah, to-wit:

A parcel of land in fee for a highway known as Project No. MP-0182(6), being part of an entire tract of property, situate in Lot 6 of Section 17, T. 4 S., R. 1 W., S.L.B. & M. The boundaries of said parcel of land are described as follows:

Beginning at a point in the easterly boundary line of said entire tract, which point is 1315.51 ft. (1315.755 ft. by record) S. 89°10'51" W. and 1989.42 ft. S. 0°19'17" W. (S. 0°26'31" W. by record) from the Northeast Corner of said Section 17, said point is also 224.36 ft. radially distant northeasterly from the Mountain View Corridor Right of Way Control Line, opposite approximate Engineer Station 910+32.49; and running thence S. 0°19'17" W. 537.26 ft. along said easterly boundary line to a point 235.00 ft. radially distant southwesterly from, said control line, opposite approximate Engineer Station 907+53.92; thence Northwesterly 41.11 ft. along the arc of a 15235.00 ft. radius curve to the right (Note: Chord to said curve bears N. 58°53'22" W. for a distance of 41.11 ft.); thence N. 74°02'49" W. 67.96 ft.; thence N. 58°25'35" W. 74.21 ft.; thence N. 48°58'39" W. 113.83 ft.; thence Northwesterly 470.27 ft. along the arc of a 15235.00 ft. radius curve to the right (Note: Chord to said curve bears N. 56°58'49" W.

Continued on Page 2

LIMITED LIABILITY COMPANY RW-24LL (Modified 7-13-09)
Modified with New Access Control language
for a Frontage Road Right of Way System

5288865

for a distance of 470.25 ft.); thence N. 59°06'27" W. 3.98 ft. to the westerly boundary line of said entire tract at a point 235.21 ft. radially distant southwesterly from said control line opposite approximate Engineer Station 915+09.41; thence N. 0°21'34" W. 608.07 ft. along said westerly boundary line to a point 263.26 ft. radially distant northeasterly from said control line opposite approximate Engineer Station 918+58.03; thence S. 50°38'40" E. 452.28 ft.; thence Southeasterly 362.02 ft. along the arc of a 14776.00 ft. radius curve to the left (Note: Chord to said curve bears S. 57°15'26" E. for a distance of 362.01 ft.) to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation. The above described parcel of land contains 368,112 square feet in area or 8.451 acres, more or less.

(Note: Rotate all bearings in the above description 0°15'13" clockwise to match the above said Right of Way Control Line.)

Subject to all matters of record.

To enable the Utah Department of Transportation to construct and maintain a public highway as a freeway, as contemplated by Title 72, Chapter 6, Section 117, Utah Code Annotated, 1998, as amended, the limited access highway facility that will comprise of frontage roads and adjacent lands between the frontage roads for a future limited access highway, the Owners of said entire tract of property hereby release and relinquish to the Utah Department of Transportation any and all rights of ingress and egress from Owner's remaining property adjacent to the land, which consists of the limited access highway facility, conveyed to the Utah Department of Transportation, **EXCEPTING** and reserving to said Owners, their successors or assigns, the right of access for the purpose of a dedicated city street to said frontage roadway known as MP-0182 at a point directly opposite northwesterly from Engineer Station 915+00 and at a point directly opposite northeasterly from Engineer Station 918+00; and **EXCEPTING** and reserving to said Owners, their successors or assigns, the rights of access and other rights set forth in the Addendum to Right of Way Contract granted from Utah Department of Transportation and recorded contemporaneously herewith and **PROVIDED** however, that the access to and from the frontage roads shall only connect to the limited access highway at interchange points that the highway authority establishes.

IN WITNESS WHEREOF, said Wasatch South Hills Development Co., LLC has caused this instrument to be executed by its proper officers thereunto duly authorized, this 16th day of August, A.D. 2010.

STATE OF UTAH)
) ss Wasatch South Hills Development Co., LLC
COUNTY OF SALT LAKE) By Dave Millheim
Manager

On the date first above written personally appeared before me, Dave Millheim, who, being by me duly sworn, says that he is the manager of Wasatch South Hills Development Co., LLC, a Limited Liability Company, and that the within and foregoing instrument was signed in behalf of said company by authority of its Article of Organization, and said Dave Millheim acknowledged to me that said company executed the same.

WITNESS my hand and official stamp the date in this certificate first above written.

[Signature]
Notary Public

