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Gary W. Ott
Recorder, Salt Lake County, UT
FIRST AMERICAN NCS
BY: eCASH, DEPUTY - EF 3 P.

When recorded, mail to:
TMA Holdings, LLC
428 East 6400 South, Ste 100
Murray UT 84107
File No. NCS-572166-CP

APN: 22-19-256-035-0000 & 22-19-256-041-0000 & 22-19-256-042-0000

Special Warranty Deed

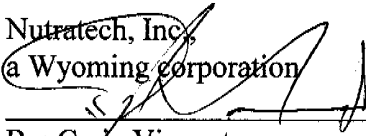
Nutratch, Inc., a Wyoming Corporation, as Grantor of Salt Lake City, County of Salt Lake, State of Utah, do hereby CONVEY AND WARRANT against all claiming by, through or under them to, **TMA Holdings, LLC, a Utah limited liability company**, as Grantee, of Salt Lake City, County of Salt Lake, State of Utah, for the sum of TEN DOLLARS and other good and valuable consideration the following described property situated in the County of Salt Lake, State of Utah, to wit:

Refer to Exhibit "A" which is attached hereto and by this reference made a part hereof.

SUBJECT TO all easements, covenants, restrictions, rights of way and reservations appearing of record, and taxes for the year 2013, and thereafter.

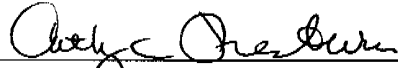
[signatures on following page]

WITNESS the hand of said Grantor this 27th day of March, 2013.

Nutratch, Inc.
a Wyoming corporation

By: Craig Vincent
Its: President

State of Utah }
 :SS
County of Salt Lake }

On the 26th day of March, 2013, personally appeared before me, Craig Vincent, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as President, on behalf of Nutratch, Inc., a Wyoming corporation, the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.


Notary Public

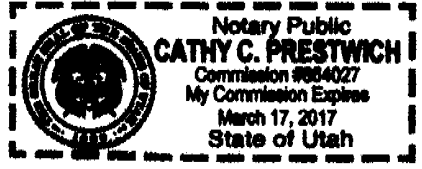


EXHIBIT 'A'

File No.: **NCS-572166-SLC1 (cp)**
Property: **428 East 6400 South, Murray, UT 84107**

10/18/2012

PARCEL A:

BEGINNING AT A POINT WHICH IS SOUTH 89° 48' 29" EAST 782.00 FEET AND NORTH 0° 06' 12" EAST 149.47 FEET FROM THE CENTER OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE NORTH 0° 06' 12" EAST 220.00 FEET TO THE SOUTH BOUNDARY LINE OF 6400 SOUTH STREET; THENCE SOUTH 84° 35' 37" EAST ALONG SAID SOUTH BOUNDARY LINE OF 6400 SOUTH STREET 200.52 FEET; THENCE SOUTH 186.11 FEET; THENCE SOUTHWESTERLY 23.58 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE WEST 185 FEET TO THE POINT OF BEGINNING.

PARCEL B: "WEST ½ OF COMMON DRIVE"

BEGINNING AT A POINT WHICH IS SOUTH 89° 48' 29" EAST 782.00 FEET AND NORTH 0° 06' 12" EAST 149.47 FEET AND EAST 185.00 FEET FROM THE CENTER OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE EAST 33.00 FEET; THENCE NORTH 199.41 FEET TO THE SOUTH BOUNDARY LINE OF 6400 SOUTH STREET; THENCE NORTH 84° 35' 37" WEST ALONG SAID SOUTH BOUNDARY LINE OF 6400 SOUTH STREET 18.08 FEET; THENCE SOUTH 186.11 FEET; THENCE SOUTHWESTERLY 23.58 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE RIGHT TO THE POINT OF BEGINNING.

PARCEL C: "EAST ½ OF COMMON DRIVE"

BEGINNING AT A POINT WHICH IS SOUTH 89° 48' 29" EAST 782.00 FEET AND NORTH 0° 06' 12" EAST 149.47 FEET AND EAST 218.00 FEET FROM THE CENTER OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE NORTH 199.41 FEET TO THE SOUTH BOUNDARY LINE OF 6400 SOUTH STREET; THENCE SOUTH 84° 35' 37" EAST ALONG SAID SOUTH BOUNDARY LINE OF 6400 SOUTH STREET 18.08 FEET; THENCE SOUTH 182.70 FEET; THENCE SOUTHEASTERLY 23.54 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS CURVE TO THE LEFT; THENCE WEST 33.00 FEET TO THE POINT OF BEGINNING.

PARCEL D: EASEMENT ESTATE

THE ABOVE PARCELS BEING TOGETHER WITH THE NON-EXCLUSIVE EASEMENTS FOR PARKING AND INGRESS AND EGRESS, OVER AND ACROSS THE "ACCESS AREAS" AND "PARKING AREAS" AS MORE PARTICULARLY DEFINED AND DESCRIBED IN THAT CERTAIN DECLARATION OF EASEMENTS RECORDED JANUARY 31, 1996 AS ENTRY NO. 6270469 IN BOOK 7321 AT PAGE 1784 OF THE OFFICIAL RECORDS.

A.P.N. 22-19-256-042-0000

Initials: _____