

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

10990693
7/15/2010 9:08:00 AM \$16.00
Book - 9840 Pg - 8813-8816
Gary W. Ott
Recorder, Salt Lake County, UT
FIRST AMERICAN TITLE
BY: eCASH, DEPUTY - EF 4 P.

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

Parcel No. 0182:136:A
Project No. MP-0182(6)
Affecting Tax ID. No. 26-14-300-006

THE LAST HOLDOUT, L.L.C., a Utah limited liability company, and, to the extent they have any interest in the Property, DAVID S. BASTIAN, MARY E. BASTIAN and EMILY B. MARKHAM, each having an address of 7677 South Lincoln Street in Midvale, Utah 84047, Grantor, hereby CONVEY AND against all claiming by, through or under them, and against acts of themselves, to the UTAH DEPARTMENT OF TRANSPORTATION, at 4501 South 2700 West, Salt Lake City, Utah 84119, Grantee, for the sum of Ten and 00/100 Dollars, and other good and valuable considerations, the following described parcel 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 the SE $\frac{1}{4}$ SE $\frac{1}{4}$ and the SW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 14, T. 3 S., R. 2 W., S.L.B. & M. The boundaries of said parcel of land are described as follows:

Beginning at a point in the southerly boundary line of said entire tract, which point is 1125.11 ft. N. 89°41'41" W. along the section line from the Southeast corner of said Section 14, which point is 192.24 ft. radially distant northeasterly from the Mountain View Corridor Right of Way Control Line, of said project, opposite approximate Engineer Station 1257+62.12, which point is also the southwest corner of the tract of land deeded to Utah Power & Light Company (UP&L) recorded as Entry No. 3625048 in Book 5315 at page 486 in the Salt Lake County Records Office, State of Utah; and running

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thence N. 89°41'41" W. 497.54 ft. along said southerly boundary line to a point 246.00 ft. radially distant southwesterly from said control line opposite approximate Engineer Station 1259+96.70; and running thence Northwesterly 1,008.72 ft. along the arc of a 5,346.00 ft. radius curve to the right, having a radius of (Note: Chord to said curve bears N. 21°15'37" W. for a distance of 1,007.22 ft.); thence N. 7°47'24" W. 352.94 ft.; thence N. 12°39'10" W. 30.40 ft. to a point 208.39 ft. radially distant southwesterly from said control line opposite approximate Engineer Station 1273+24.21, which point is also on the northerly boundary line of said entire tract; thence S. 89°31'55" E. 275.20 ft. along said northerly boundary line to the northwest corner said tract of land deeded to UP&L; thence along said westerly line the following two (2) courses 1) S. 0°17'19" W. 467.73 ft.; 2) thence S. 37°08'41" E. 1,067.23 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 415,513 square feet in area or 9.539 acres, more or less.

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, 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.

(Note: Engineer Stations used in the above document are based on the Mountain View Corridor Right of Way Control Line for highway Project No. MP-0182(6))

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 southwesterly from Engineer Station 1273+13; 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.

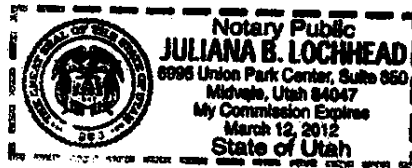
IN WITNESS WHEREOF, said David S. Bastian
has caused this instrument to be executed by its proper officers thereunto duly
authorized, this 9 day of July, A.D. 20 10

STATE OF Utah)
) ss. The Last Holdout, L.L.C.
COUNTY OF Salt Lake) By David S. Bastian
David S. Bastian, Manager

On the date first above written personally appeared before me,
David S. Bastian, who, being by me duly sworn, says that he is
the manager of The Last Holdout, L.L.C., 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 David S. Bastian acknowledged to me
that said company executed the same.

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

Juliana B. Lochhead
Notary Public



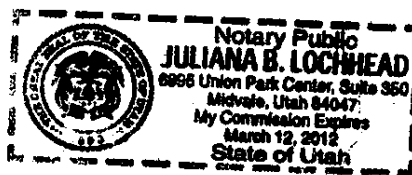
WITNESS, the hand of said Grantor, this 9 day
of July, A.D. 2010.
Signed in the presence of:

STATE OF Utah)
) ss. David S. Bastian
COUNTY OF Salt Lake) David S. Bastian

On the date first above written personally appeared before me
David S. Bastian, the signer of the within and foregoing
instrument, who duly acknowledged to me that he executed the same.

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

Juliana B. Lochhead
Notary Public



WITNESS, the hand_ of said Grantor_, this 9 day
of July, A.D. 20__.
Signed in the presence of:

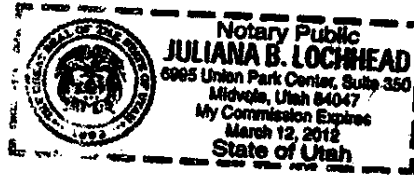
STATE OF Utah)
COUNTY OF Salt Lake) ss.

Mary E. Bastian
Mary E. Bastian

On the date first above written personally appeared before me
Mary E. Bastian, the signer_ of the within and foregoing
instrument, who duly acknowledged to me that she executed the same.

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

Juliana B. Lochhead
Notary Public



WITNESS, the hand_ of said Grantor_, this 9 day
of July, A.D. 20__.
Signed in the presence of:

STATE OF Utah)
COUNTY OF Salt Lake) ss.

Emily B. Markham
Emily B. Markham

On the date first above written personally appeared before me
Emily B. Markham, the signer_ of the within and foregoing
instrument, who duly acknowledged to me that she executed the same.

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

Juliana B. Lochhead
Notary Public

