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12/22/2006 3:07:00 PM \$12.00
Book - 9399 Pg - 1885-1886
Gary W. Ott
Recorder, Salt Lake County, UT
BACKMAN TITLE SERVICES
BY: eCASH, DEPUTY - EF 2 P.

Recording Requested by:
First American Title Insurance Agency, LLC
3165 East Millrock Dr., Suite 100
Salt Lake City, UT 84121
(801)944-2926

AFTER RECORDING RETURN TO:
R and J Properties and Investments, LLC
7887-7889 South Holden Street
Midvale, UT 84047

SPACE ABOVE THIS LINE (3 1/4" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **071-4615324 (daq)**
A.P.N.: **21-35-229-001-0000**

H. Van Adams, Grantor, of **Salt Lake City, Salt Lake County, State of UT**, hereby CONVEY AND WARRANT to
a Utah limited liability company
R and J Properties and Investments, LLC/Grantee, of **Midvale, Salt Lake County, State of UT**, for the sum
of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt
Lake County, State of Utah**:

**BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF LENNOX STREET, (50.0 FOOT RIGHT-
OF-WAY) AND THE EAST LINE OF HOLDEN STREET, (48.0 FOOT RIGHT-OF-WAY) SAID POINT BEING
WEST 737.77 FEET AND SOUTH 0°17'17" WEST 500.56 FEET FROM THE NORTHEAST CORNER OF
SECTION 35, TOWNSHIP 2 SOUTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, AND RUNNING
THENCE NORTH 89°52'35" EAST 90.18 FEET ALONG THE SOUTH LINE OF SAID LENNOX STREET TO
THE WEST LINE OF THE LENNOX STREET P.U.D. AS FOUND AND ON FILE IN THE SALT LAKE COUNTY
RECORDERS OFFICE, BOOK 2000P, PAGE 110; THENCE SOUTH 0°36'00" WEST 101.27 FEET ALONG
THE WEST LINE TO THE SOUTHWEST CORNER OF SAID LENNOX STREET P.U.D.; THENCE SOUTH
89°28'31" EAST 12.41 FEET ALONG THE SOUTH LINE TO AN INTERIOR CORNER OF SAID LENNOX
STREET P.U.D.; THENCE SOUTH 0°36'00" WEST 78.55 FEET ALONG THE WEST LINE OF SAID
LENNOX STREET P.U.D. TO THE AN EXISTING EAST/WEST FENCE LINE; THENCE NORTH 89°18'01"
WEST 101.61 FEET ALONG SAID FENCE LINE TO THE EAST LINE OF HOLDEN STREET; THENCE
NORTH 0°17'17" EAST 178.97 FEET ALONG THE EAST LINE OF SAID HOLDEN STREET TO THE POINT
OF BEGINNING.**

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and
general property taxes for the year **2006** and thereafter.

Witness, the hand(s) of said Grantor(s), this **December 13, 2006**.

H. Van Adams
H. Van Adams

STATE OF **Utah**)
)
)Ss.
COUNTY OF **Salt Lake**)

On December 13, 2006, personally appeared before me, **H. Van Adams** the signer of the within instrument, who duly acknowledged to me that he/she executed the same.

Debra Quinn
Notary Public

(Printed Name)

My Commission expires: _____

