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6/15/2015 4:13:00 PM \$15.00
Book - 10334 Pg - 1542-1544
Gary W. Ott
Recorder, Salt Lake County, UT
FIRST AMERICAN NCS
BY: eCASH, DEPUTY - EF 3 P.

Recording Requested by:
First American Title Insurance Company
National Commercial Services
215 South State Street, Ste. 380
Salt Lake City, UT 84111
(801)536-3100
AFTER RECORDING RETURN TO:

1333 West 7900 South
West Jordan, UT 84088

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

WARRANTY DEED

Escrow No. **NCS-709666-SLC1 (KLP)**
A.P.N.: **16-30-353-013-0000**

W & G Company, L.L.C., a Utah limited liability company, Grantor, of **Salt Lake**, County, State of **UT**, hereby CONVEY AND WARRANT to

China Town Plaza, LLC a Utah limited liability company, Grantee, of 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 A POINT EAST 396 FEET FROM THE WEST LINE OF LOT 11, BLOCK 16, TEN ACRE PLAT "A", BIG FIELD SURVEY, AT A POINT ABOUT 479.16 FEET EAST 91.0 FEET NORTH FROM THE SOUTHWEST CORNER OF SECTION 30, TOWNSHIP 1 SOUTH, RANGE 1 EAST, SALT LAKE MERIDIAN, AND RUNNING THENCE EAST 330 FEET, MORE OR LESS, TO THE WEST LINE OF STATE STREET; THENCE NORTH ALONG SAID WEST LINE 54.78 FEET; THENCE WEST 330 FEET, MORE OR LESS, TO A POINT DUE NORTH OF BEGINNING; THENCE SOUTH 54.78 FEET TO BEGINNING.

ALSO:

BEGINNING AT A POINT 33.0 FEET WEST OF THE SOUTHEAST CORNER OF LOT 11, BLOCK 16, TEN ACRE PLAT "A", BIG FIELD SURVEY; AND RUNNING THENCE NORTH ALONG THE WEST LINE OF STATE STREET 164.01 FEET; THENCE WEST 330.0 FEET; THENCE NORTH 54.78 FEET; THENCE WEST 363.0 FEET TO THE EAST LINE OF MAIN STREET; THENCE SOUTH 218.79 FEET ALONG THE EAST LINE OF MAIN STREET TO THE SOUTH LINE OF SAID LOT 11; THENCE EAST 42.0 RODS, MORE OR LESS, 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 2015 and thereafter.

Witness, the hand(s) of said Grantor(s), this June 15, 2015.

W & G Company, L.L.C., a Utah limited liability company

[Handwritten signature of Michael Wolfe]

By: Michael Wolfe, Manager

STATE OF Utah)
County of Salt Lake)ss.

On June 15, 2015, before me, the undersigned Notary Public, personally appeared **W&G Company**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

[Handwritten signature of Kirsten Lee Parkin]

My Commission Expires:

Notary Public



EXHIBIT 'A' TO WARRANTY DEED

File No.: **NCS-709666-SLC1 (KLP)**
Property: **3424-3430 South State Street, South Salt Lake, UT 84115**

01/09/2015

BEGINNING AT A POINT EAST 396 FEET FROM THE WEST LINE OF LOT 11, BLOCK 16, TEN ACRE PLAT "A", BIG FIELD SURVEY, AT A POINT ABOUT 479.16 FEET EAST 91.0 FEET NORTH FROM THE SOUTHWEST CORNER OF SECTION 30, TOWNSHIP 1 SOUTH, RANGE 1 EAST, SALT LAKE MERIDIAN, AND RUNNING THENCE EAST 330 FEET, MORE OR LESS, TO THE WEST LINE OF STATE STREET; THENCE NORTH ALONG SAID WEST LINE 54.78 FEET; THENCE WEST 330 FEET, MORE OR LESS, TO A POINT DUE NORTH OF BEGINNING; THENCE SOUTH 54.78 FEET TO BEGINNING.

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A.P.N. 16-30-353-013-0000

Initials: _____