

WHEN RECORDED, MAIL TO:

Allan J. Weiss
Wachtel Missry LLP
1 Dag Hammarskjold Plaza
885 2nd Ave., 47th Floor
New York, NY 10017
APN: 15-037-0001

SPECIAL WARRANTY DEED

CLEARFIELD LAND AND MANAGEMENT, a California General Partnership, whose address is 547 San Vicente Cir., Salinas, CA 93901, Grantor, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, **CONVEYS AND WARRANTS** to **440 S Main, LLC**, a Delaware **limited liability company**, whose address is 466 Central Ave., 2nd Floor, Cedarhurst, NY 11559, Grantee, warranting title against persons claiming by, through or under Grantor the following described real property, situate in Davis County and State of Utah, to-wit:

See Exhibit "A" attached hereto and incorporated herein by this reference.

TOGETHER WITH all improvements thereon and all rights, appurtenances, hereditaments thereunto belonging or in anywise appertaining.

SUBJECT, HOWEVER, to all easements, rights-of-way, reservations and restrictions, including all minerals and mineral rights of any kind, now of record.

[SIGNATURE TO FOLLOW]

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Monterey

On 11.18.2020 before me, A. Escoto, Notary Public

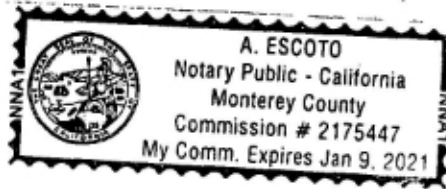
A Notary Public personally appeared Herschell H. Smith

who 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 by 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]



(Seal)

* Special Warranty Deed

Exhibit "A"

Real property in the City of Clearfield, County of Davis, State of Utah, described as follows:

Lot 1, FREEPORT COLD STORAGE SUBDIVISION, according to the Official Plat thereof on file and of record in the Davis County Recorder's Office.

Land Tax Serial No. 15-037-0001