

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL
DEED AND TAX STATEMENTS TO:
Towne Storage Herriman, L.C.
1100 East 6600 South, Suite 201
Salt Lake City, Utah 84121

12193621
12/22/2015 3:17:00 PM \$15.00
Book - 10390 Pg - 422-424
Gary W. Ott
Recorder, Salt Lake County, UT
FOUNDERS TITLE
BY: eCASH, DEPUTY - EF 3 P.

Affects Parcel ID Nos. 26-25-126-001
26-25-126-002

SPECIAL WARRANTY DEED

STAR STORAGE ANTHEM, LLC fka Anthem Star Storage, LLC., a Utah limited liability company, having a business address of 6150 South Redwood Road, Suite 150, Taylorsville, Utah 84123 ("Grantor"), hereby conveys and warrants against all who claim by, through, or under the Grantor to Towne Storage Herriman, L.C., a Utah limited liability company, with its principal office at 1100 East 6600 South, Suite 201 Salt Lake City, Utah 84121 ("Grantee"), for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) paid to Grantors and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, certain land located in Salt Lake County, Utah, being more particularly described in Exhibit "A" attached hereto and incorporated herein by this reference (the "Property")

SUBJECT TO (i) all real property taxes and other assessments for the calendar year in which the closing pertaining to this deed occurs, which are a lien but not yet due and payable, and (ii) all easements, covenants, conditions, restrictions and rights of way of record.

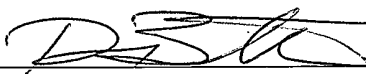
All covenants and warranties of Grantors under or in respect of this deed are limited to claims and other matters of persons or entities claiming by, through or under the Grantor, and no further or otherwise.

IN WITNESS WHEREOF, Grantors have caused their respective duly authorized representatives to execute this instrument as of the date hereinafter written.

DATED December 22, 2015.

GRANTORS:

STAR STORAGE ANTHEM, LLC,
a Utah limited liability company

By: 
Name: J. Ryan Button
Title: Manager

ACKNOWLEDGMENT

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On this 22 day of December, 2015, personally appeared before me, a Notary Public, J. Ryan Button, the Manager of STAR STORAGE ANTHEM, L.L.C., personally known or proved to me to be the persons whose names are subscribed to the above instrument who acknowledged to me that they executed the above instrument on behalf of said limited liability company.

WITNESS my hand and official Seal.

Wende Harris
Notary Public
Residing at: Salt Lake

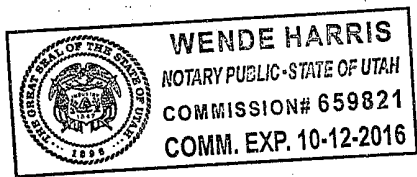


EXHIBIT A

Anthem Storage Parcel A

(Parcel No. 26-25-126-001)

All of Lot 1 of Anthem Storage Subdivision, as recorded July 25, 2014 as Entry No. 11806533 in Book 2014P at Page 191 in the Office of the Salt Lake County Recorder.

Contains 177,058 Square Feet or 4.065 Acres

Anthem Storage Parcel B

(Parcel No. 26-25-126-002)

Beginning at a point being South 89°53'31" East 1,559.23 feet along the Section Line and South 73.52 feet from the Northwest Corner of Section 25, Township 3 South, Range 2 West, Salt Lake Base and Meridian; and running

thence South 38°15'49" East 403.85 feet;

thence South 67°17'30" West 30.10 feet;

thence North 38°15'49" West 417.94 feet;

thence North 89°08'03" East 36.50 feet to the point of beginning.

Contains 11,916 Square Feet or 0.274 Acres