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4/2/2007 9:58:00 AM \$16.00
Book - 9443 Pg - 8201-8204
Gary W. Ott
Recorder, Salt Lake County, UT
FIRST AMERICAN TITLE
BY: eCASH, DEPUTY - EF 4 P.

RECORDING REQUESTED BY:
First American Title Insurance Company
National Commercial Services
2425 E. Camelback Road, Suite 300
Phoenix, AZ 85016

AFTER RECORDING RETURN TO:
Kirtan & McConkie / *Suburban Land Reserve*
Attn: Kirk Grimshaw
1800 Eagle Gate Tower
60 East South Temple
Salt Lake City, UT 84145

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

WARRANTY DEED

Escrow No: **ncs-282960A-phx1 (nm)**
A.P.N.: **26-36-400-018-0000**

Colette Tira Hamilton Ashcroft, Grantor, of Salt Lake County, State of Utah, hereby CONVEYS, TRANSFERS, SELLS, GRANTS AND WARRANTS to

Suburban Land Reserve, Inc., a Utah Corporation, Grantee, of Salt Lake County, State of Utah, 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:

All property described on Exhibit A attached hereto and incorporated herein by this reference.

Together with (i) all buildings, structures and improvements of any kind whatsoever located thereon or thereunder; (ii) all easements, rights of way, hereditaments, rights, and beneficial interests appurtenant thereto; and (iii) any and all water rights, stock in water companies or entities and other interests in water in any way appurtenant or relating to such land.

Subject only to those certain reservations, easements, covenants, conditions, restrictions, interests and encumbrances that are specifically set forth on Exhibit B attached hereto and incorporated herein by this reference.

[SIGNATURE PAGE TO FOLLOW]

BK 9443 PG 8201

Exhibit A

Legal Description

Beginning at a point which is West along the section line 640 feet and North 660 feet from the Southeast corner of Section 36, Township 3 South, Range 2 West, Salt Lake Base and Meridian, and running thence West 137.87 feet; thence North 130 feet, thence East 335 feet, thence South 130 feet, thence West 197.13 feet to the point of beginning.

Except 1/2 oil, gas and minerals as reserved in Warranty Deed recorded December 20, 1973 as Entry No. 2589580 in Book 3481 at Page 471 of Official Records.

Exhibit B**Permitted Exceptions**

1. Taxes for the year 2007 now a lien, not yet due.
2. An easement over, across or through the land for full use of the irrigation distribution system and incidental purposes, as granted to the Rose Creek Irrigation Company by Instrument recorded August 24, 1971, as Entry No. 2405222 in Book 2990 at Page 875 of Official Records.
3. An easement over, across or through the land to lay, maintain, operate, repair, inspect, protect, remove and replace pipe lines, valves, valve boxes and other gas transmission and distribution facilities and incidental purposes, as granted to Mountain Fuel Supply Company, a corporation, by instrument recorded December 4, 1985, as Entry No. 4171549 in Book 5714 at Page 2198 of Official Records.
4. An easement over, across or through the land to lay, maintain, operate, repair, inspect, protect, remove and replace pipe lines, valves, valve boxes and other gas transmission and distribution facilities and incidental purposes, as granted to Mountain Fuel Supply Company, a corporation, by instrument recorded December 11, 1987, as Entry No. 4561949 in Book 5987 at Page 2245 of Official Records.
5. An easement over, across or through the land to lay, maintain, operate, repair, inspect, protect, remove and replace pipe lines, valves, valve boxes and other gas transmission and distribution facilities and incidental purposes, as granted to Mountain Fuel Supply Company, a corporation, by instrument recorded December 4, 1987, as Entry No. 4561950 in Book 5987 at Page 2246 of Official Records.