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5/6/2015 2:05:00 PM \$15.00
Book - 10321 Pg - 8619-8621
Gary W. Ott
Recorder, Salt Lake County, UT
STRONG & HANNI
BY: eCASH, DEPUTY - EF 3 P.

WHEN RECORDED, RETURN TO:
Charles R. Brown
Clyde Snow & Sessions
201 S. Main Street, Suite 1300
Salt Lake City, UT 84111

SEND TAX NOTICES TO:
Bryan R. Wrigley
Lotus Habits Venture Partners, LLC
338 E. South Temple, Suite B
Salt Lake City, Utah 84111

SPECIAL WARRANTY DEED

HABITS, L.L.C., a Utah limited liability company, of 7581 Pebble Springs Court Sandy, Utah 84093, Grantor, hereby Conveys and Warrants against all persons claiming by, through or under Grantor, to LOTUS HABITS, L.L.C., a Utah limited liability company, of 338 E. South Temple, Suite B, Salt Lake City, Utah 84111, Grantee, for TEN DOLLARS and other valuable consideration, the receipt and sufficiency of which are acknowledge, certain real property located in Salt Lake County, State of Utah, that is more particularly described as follows:

See Exhibit "A" attached hereto.

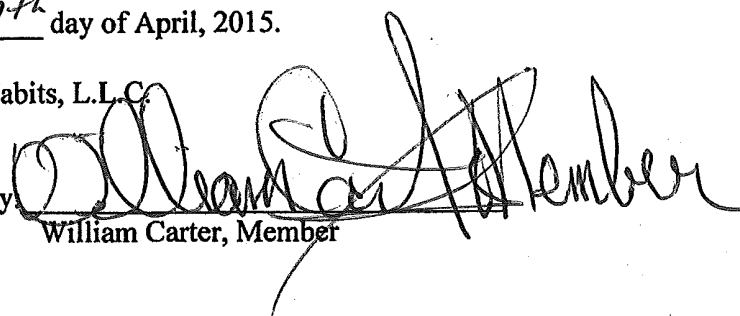
Salt Lake County Tax Parcel # 16-32-376-041

SUBJECT TO easements, restrictions, encumbrances, and rights of record; and real property taxes for the year 2015 and thereafter.

WITNESS, the hand of Grantor this 7th day of April, 2015.

Habits, L.L.C.

By


William Carter, Member

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 7th day of April, 2015, by William Carter, as Member of Habits, L.L.C., a Utah limited liability company.



NOTARY PUBLIC
Residing at: Salt Lake

My Commission Expires:
Oct 20, 2015

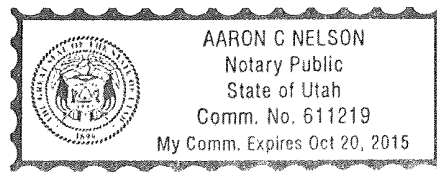


EXHIBIT "A"

Beginning on the South line of 3900 South Street at a point which is South 89°57'10" East 59.3 feet (record = East 59.9 feet) and South 0°09'39" West 7.00 feet (record = South 7.00 feet) from the Northwest corner of Lot 10, Block 5, Ten Acre Plat "A", Big Field Survey, Salt Lake County, Utah, said point of beginning also being North 89°57'10" West along the monument line 738.50 feet and South 0°09'38" West 40.00 feet from the monument at the intersection of 3900 South Street and 900 East Street; thence South 89°57'10" East along said South line of 3900 South Street 295.33 feet (record = East 295.2 feet); thence South 0°08'01" West 118.03 feet (record = South 118.0 feet); thence South 89°57'20" East 185.09 feet (record = East 185.00 feet); thence South 0°06'58" West 198.22 feet (record = 196.18 feet); thence North 89°57'51" West 480.65 feet (record = West 480.2 feet); thence North 0°08'39" East 314.33 feet (record = North 314.18 feet) to the point of beginning.

LESS AND EXCEPTING the following description:

Beginning at a point which is North 89°57'10" West along the monument line 738.50 feet and South 0°09'39" West 40.00 feet from the monument at the intersection of 3900 South Street and 900 East Street, and South 89°57'10" East along said South line of 3900 South Street 295.33 feet (record = East 295.2 feet) and South 0°08'01" West 118.03 feet (record = 118.0 feet); and running thence South 89°57'20" East 185.09 feet (record = East 185.00 feet); thence South 0°06'58" West 198.22 feet (record = 196.18 feet); thence North 89°57'51" West 185.09 feet; thence due North 198.18 feet, more or less, to the point of beginning.

Sidwell No. 16-32-376-041