

WHEN RECORDED MAIL TO:
GRANTEES
c/o Paxton Guymon
10610 South Jordan Gateway #200
South Jordan, Utah 84095

13588033
3/5/2021 3:24:00 PM \$40.00
Book - 11131 Pg - 2206-2207
RASHELLE HOBBS
Recorder, Salt Lake County, UT
YORK HOWELL & GUYMON
BY: eCASH, DEPUTY - EF 2 P.

WARRANTY DEED
(Salt Lake County Tax Parcel No. 21-28-230-019)

For valuable consideration received, **KM8 Holdings, LLC**, a Utah limited liability company, Grantor, of SALT LAKE County, State of UTAH, hereby CONVEYS and WARRANTS to: (i) **M-PAC, LLC**, a Utah limited liability company, as to an undivided fifty percent (50%) interest; and (ii) **KM8 Holdings, LLC**, a Utah limited liability company, as to an undivided fifty percent (50%) interest, Grantees, as tenants in common, the following described real property located in Salt Lake County, State of Utah:

See the Legal Description attached as Exhibit "A" and incorporated herein.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and equity and general property taxes for the year 2021 and thereafter. The mailing address for M-PAC, LLC, is 4725 South Holladay Blvd. #210, Holladay, Utah 84117.

WITNESS the hand of said grantor, this 2 day of March, 2021.

GRANTOR:

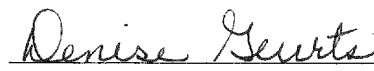
KM8 Holdings, LLC, a Utah limited liability company



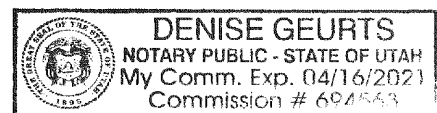
Ken Melby

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On the 2 day of March, 2021, personally appeared before me **Ken Melby**, the signer of the within instrument, who duly acknowledged to me that he executed the same in his capacity as Managing Member of KM8 Holdings, LLC.



Notary Public



Commission: #694563
Ent 13588033 BK 11131 PG 2206

EXHIBIT "A"

Legal Description of the Property

The real property is located in Salt Lake County, Utah, with a street address of 7136 South 2200 West, West Jordan, Utah 84084, and is described as follows:

Beginning at a point which is 947 feet South and North 89°52'38" West 33 feet from the Northeast Corner of Section 28, Township 2 South, Range 1 West, Salt Lake Base and Meridian, and running thence West 300 feet more or less to the East Bank of the South Jordan Canal, thence South 04°30' East 384.96 feet, thence West 487 feet, thence North 283.63 feet, thence East 395.52 feet, thence North 04°30' West 117.01 feet, thence East 351.45 feet, thence South 16.5 feet to the point of beginning.

Subject to and together with the following described right-of-way:

Beginning at a point which is South along the Section line 914 feet from the Northeast corner of Section 28, Township 2 South, Range 1 West, Salt Lake Base and Meridian, and running thence along the Section line South 33 feet; thence West 383.16 feet; thence North 04°30' West 33.1 feet; thence East 385.74 feet to the point of beginning.

Less and Excepting the canal, namely:

That portion of said property owned and claimed by South Jordan Canal Company and as further defined and set forth in that certain Judgment docketed February 9, 1976, under Case No. 266480 in Docket 137 at Page 514 in the Third District Court in and for Salt Lake County.

Tax Serial No. 21-28-230-019