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Mary Ann Trussell, Summit County Utah Recorder

05/11/2016 03:11:31 PM Fee \$17.00

By COALITION TITLE AGENCY, INC.

Electronically Recorded

When Recorded Return to:
Grantee
5846 Cove Creek Lane
Murray, UT 84107

Property #: 505-3994

SPECIAL WARRANTY DEED

CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS

CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, GRANTOR, of Salt Lake City,

County of Salt Lake, State of Utah, hereby conveys and warrants against all claiming by, through or under

it, and against acts of itself, to GRANTEE, Terri J. Richins, a married woman, of,

Salt Lake County, _____, State of Utah, _____, for the sum of Ten and

No/100 Dollars (\$10.00) and other good and valuable consideration, the following parcel of land, situate in

the County of Summit, State of Utah, and more particularly described as follows:

See EXHIBIT "A"

Subject to easements, rights-of-way, reservations, conditions, restrictions, covenants and taxes and assessments of record or enforceable in law or equity.

26452

The Grantor specifically reserves and excepts unto itself all minerals, coal, carbons, hydrocarbons, oil, gas, chemical elements and compounds whether in solid, liquid, or gaseous form, and all steam and other forms of thermal energy on, in, or under the above-described land provided that the Grantor does not reserve the right to use the subject property or extract minerals or other substances from the subject property above a depth of 500 feet, nor does the Grantor reserve the right to use the surface of the subject property in connection with the rights reserved herein.

IN WITNESS WHEREOF, the said Grantor has hereto subscribed its name and affixed its corporate seal, by its authorized agent, this 4 May 2016.

**CORPORATION OF THE PRESIDING BISHOP
OF THE CHURCH OF JESUS CHRIST OF
LATTER-DAY SAINTS, a Utah corporation sole**

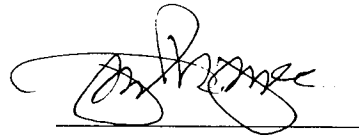
By: *Terri J. Richins*
Authorized Agent



STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On this 4th day of May, 2016, personally appeared before me Terry F. Rudd, personally known to me to be an Authorized Agent of **CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS**, a Utah corporation sole, who acknowledged before me that he signed the foregoing instrument as Authorized Agent for **CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS**, a Utah corporation sole, and that the seal impressed on the within instrument is the seal of said Corporation; and that said instrument is the free and voluntary act of said Corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument on behalf of said Corporation and that said Corporation executed the same.

WITNESS my hand and official seal.



Notary Public for the
State of Utah

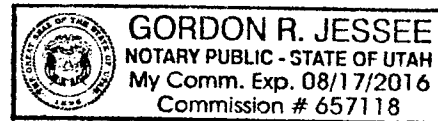


Exhibit "A" to Special Warranty Deed

Parcel 1:

Commencing at a point 75 rods East of the Southwest corner of the Southwest $\frac{1}{4}$ of Section 28, Township 2 South, Range 6 East, Salt Lake Base and Meridian; thence East 20 rods, thence North 10 rods, thence West 20 rods, thence South 10 rods to the place of beginning.

Tax Serial No.: FT-13-E-2

Parcel 2:

Beginning at a point 1243.50 feet East and 165.00 feet North from the Southwest corner of Section 28, Township 2 South, Range 6 East, Salt Lake Base and Meridian; and running thence North 143.22 feet; thence East 378.46 feet, thence South 308.22 feet, thence West 46.86 feet, thence North 165.00 feet, thence West 331.60 feet to the point of beginning.

Also, beginning at a point 1,567.5 feet East of the Southwest corner of the Southwest $\frac{1}{4}$ of Section 28, Township 2 South, Range 6 East, Salt Lake Base and Meridian; thence East 7.6 feet, thence North 165 feet, thence West 7.6 feet, thence South 165 feet to the point of beginning.

Tax Serial No.: FT-16-E-1

Less and Excepting from Parcels 1 and 2 the following described property more particularly described as follows:

Beginning at a point East 1237.5 feet from the Southwest corner of Section 28, Township 2 South, Range 6 East, Salt Lake Base and Meridian and running thence North 308.22 feet, thence East 6 feet, thence South 308.22 feet, thence West 6 feet to the point of beginning.