

WHEN RECORDED, PLEASE RETURN TO:

West Jordan City Recorder
 8000 South Redwood Road
 West Jordan, Utah 84088

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 02/05/2009 01:51 PM \$0.00
 Book - 9682 Pg - 9150-9151
GARY W. OTT
 RECORDER, SALT LAKE COUNTY, UTAH
 WEST JORDAN CITY
 8000 S REDWOOD RD
 WEST JORDAN UT 84088
 BY: ZJM, DEPUTY - WI 2 P.

SPECIAL WARRANTY DEED

Parcel No.: 21-31-126-007

MURDOCK WEST JORDAN, LLC, a Utah limited liability company (hereinafter "Grantor"), of Woods Cross City, State of Utah, to the CITY OF WEST JORDAN, UTAH, a municipal corporation and political subdivision of the State of Utah (hereinafter "Grantee"):

Grantor, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, hereby grants, bargains, sells, and conveys to Grantee, and Grantee's successors and assigns, all that real property situated in Salt Lake County, State of Utah, more particularly described as follows:

Parcel 1:

Beginning at a point which is North 89°59'50" West, a distance of 433.998 feet along the Section Line and South, a distance of 53.000 feet from the North Quarter Corner of Section 31, Township 2 South, Range 1 West of the Salt Lake Base and Meridian, to a point which is 53.00 feet perpendicularly distant from the Section Line; thence North 89°59'50" West, parallel to said Section line, a distance of 940.795 feet to the Easterly right of way line of the D&RG Railroad; thence North 10°46'30" West, a distance of 20.359 feet along said right of way line to a point 33.00 feet perpendicularly distant from the Section Line; thence South 89°59'50" East, parallel to said Section line, a distance of 941.968 feet; thence South 07°30'05" East, a distance of 20.173 feet to the point of beginning.

The above described property contains 18,828 square feet, or 0.432 acres, more or less.

Parcel 2:

Beginning at a point which is North 89°59'50" West, a distance of 433.995 feet along the Section Line and South 00°00'10" West, a distance of 53.000 feet from the North Quarter Corner of Section 31, Township 2 South, Range 1 West of the Salt Lake Base and Meridian, to a point 53.000 feet perpendicularly distant from the Section Line; thence South 07°30'05" East, a distance of 20.000 feet; thence North 48°44'58" West, a distance of 30.075 feet; thence South 89°59'50" East, a distance of 20.000 feet to the point of beginning.

The above described property contains 198 square feet, or 0.005 acres, more or less.

To have and to hold the described property, together with the tenements, hereditaments, and appurtenances belonging to the property to Grantee, Grantee's successors and assigns forever.

And Grantor, for Grantor, its successors and assigns, covenants with Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of the described property; Grantor has a good right to convey; the described property is free from all encumbrances; Grantor, its successors and assigns, and all persons acquiring any interest in the property granted, through or for Grantor, on demand of Grantee, its successors and assigns, and at the expense of Grantee, its successors and assigns, will execute any instrument necessary for the further assurance of the title to the premises that may be reasonably required; and Grantor, its successors and assigns, will forever warrant and defend all of the property so granted to Grantee, its successors and assigns, against every person lawfully claiming the property or any part of the property by, through, or under Grantor.

Signed and delivered this 12th day of JANUARY, 2009.

MURDOCK WEST JORDAN, LLC

By: J. Blake Murdock
Its: Managing member

STATE OF UTAH)
COUNTY OF SALT LAKE) :SS

On this 12th day of JANUARY, 2009, personally appeared before me J. Blake Murdock, who being by me duly sworn did say that he is the Managing Member of MURDOCK WEST JORDAN, LLC, a Utah limited liability company, and that the foregoing instrument was duly authorized by said limited liability company at a lawful meeting held or by authority of its bylaws and signed in behalf of said company.

Jeri S. Crook
NOTARY PUBLIC

My Commission Expires:

Residing in Salt Lake County, Utah

