

Prepared by and return to:
 Lance A. Dunkley
 Kirton & McConkie
 60 E. South Temple, Suite 1800
 Salt Lake City, UT 84111

Tax statements to be sent to:
 Property Reserve, Inc.
 c/o Roger Child (PN: 530-2994)
 5 Triad Center, Suite 650
 Salt Lake City, UT 84180

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 7/2/2009 4:52:00 PM \$29.00
 Book - 9742 Pg - 4980-4985
 Gary W. Ott
 Recorder, Salt Lake County, UT
 KIRTON & MCCONKIE
 BY: eCASH, DEPUTY - EF 6 P.

Tax ID No: See Exhibit "A"

SPECIAL WARRANTY DEED

(PN: 530-2994)

CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, Grantor, with its principal office located at 50 East North Temple, Salt Lake City, Utah 84150, hereby conveys and warrants only against all claiming by, through or under it, to PROPERTY RESERVE, INC., a Utah nonprofit corporation, Grantee, of 5 Triad Center, Suite 650, Salt Lake City, Utah 84180, for no consideration, the following parcels of real property located in Salt Lake County, State of Utah, and more particularly described as follows:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Together with all tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining thereto, including, but not limited to easements and rights-of-way over adjoining property, which easements and rights-of-way are appurtenant to the real property described on Exhibit "A," and all of Grantor's interest in and to oil, gas, geothermal, water and mineral rights, wells, all water rights appurtenant to said real property described on Exhibit "A," and all of Grantor's interest in and to any land lying in the bed of any body of water, waterway or public street, public road or public avenue in front of or adjoining the land, to have and to hold, the same in fee simple forever.

Subject to current taxes and assessments, reservations, easements, rights-of-way, covenants, conditions, restrictions, zoning matters, liens, and encumbrances and all other matters of record or enforceable at law or equity.

As to the immediate Grantee only and not any successor thereof, Grantor hereby warrants that the property conveyed herewith is free from any and all liens, easements, rights, reservations, covenants, conditions, restrictions or other encumbrances, excepting only: (i) nondelinquent liens for taxes or assessments; and (ii) those exceptions to coverage shown on Schedule B of that certain policy of title insurance number 1056-A, dated July 7, 1988, issued by Security Title Company as to Parcel 3 and 5.

IN WITNESS WHEREOF, the undersigned has executed this instrument as of June 25, 2009.

GRANTOR:

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

By: *Dean M. Davies*
Name (Print): Dean M. Davies
Its: Authorized Agent

STATE OF UTAH)
:ss
COUNTY OF SALT LAKE)

On this 25 day of JUNE, 2009, personally appeared before me DEAN M. DAVIES, 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 the 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.

Connie J. Roberts
Notary Public for Utah

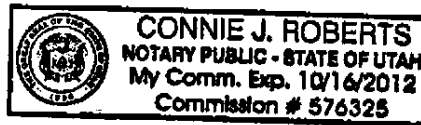


Exhibit "A"

(Legal Description of Property)

All that certain property situated in the County of Salt Lake, State of Utah, more particularly described as follows:

PARCEL NO. 1:

BEGINNING at the Southeast corner of the West half of the Southwest quarter of Section 24, Township 3 South, Range 1 West, Salt Lake Meridian, and running thence West 562 feet, more or less, to the center of a creek as described in that certain Boundary Agreement recorded March 7, 1979 as Entry No. 3246760 in Book 4824 at page 1498 of Official Records, thence following the line established by said agreement North 21°26' West 149.85 feet; North 70°56'40" West 64.72 feet North 01°51'50" East 31.69 feet North 62°43'20" West 50.40 feet; North 09°17'50" East 153.15 feet; North 57°36'50" West 74.60 feet; North 21°43'10" West 112.66 feet; South 81°58' West 52.74 feet; North 49°36'20" West 228.85 feet; North 30°29' East 106.98 feet; North 27°05' West 69.69 feet; North 78°41'50" East 41.13 feet; North 48°31'40" East 129.64 feet; South 69°26'50" East 59.87 feet; North 12°43'10" East 277.75 feet; North 12°43' East 124.14 feet; North 12°22' West 86.69 feet, more or less, to the Southeast corner of the D. Glade and Debra M. Young tract as described in that certain Warranty Deed dated August 18, 1977 and recorded August 22, 1977 as Entry No. 2986424 in Book 4537 at page 224; thence North 12°22' West 21.44 feet; thence North 98.06 feet, more or less to the South line of property described in the deed to Stephen S. Nabaum and Anne B. Nabaum recorded January 13, 1977 as Entry No. 2897767 in Book 4437 at page 1091 of Official Records, thence East 30 feet, more or less, to the Southeast corner of said Nabaum property; thence North 6° East to a point which is 1485 feet North from the South line of said Southwest quarter; thence East to a point on the East line of the West half of said Southwest quarter; thence South 1485 feet to the point of BEGINNING.

Ck by JJB 24 June 2009

PARCEL NO. 2:

BEGINNING 80 rods East from the Southwest corner of Section 24, Township 3 South, Range 1 West, Salt Lake Meridian; thence North 90 rods; thence East 160 rods; thence South 90 rods; thence West 160 rods to the point of BEGINNING.

Ck by JJB 24 June 2009

EXCEPTING THEREFROM a strip of land 100 feet wide conveyed to The Denver and Rio Grande Western Railway Company, by deed recorded October 28, 1881 in Book R at page 827 of Official Records. Said strip of land being in the East half of the Southwest quarter of Section 24.

ALSO EXCEPTING THEREFROM a strip of land 4 rods wide for canal in the West half of the Southeast quarter and the East half of the Southwest quarter of said Section 24, as

4842-0661-9139

conveyed to Salt Lake City, by Warranty Deed recorded March 11, 1882 in Book S at page 745 of Official Records.

ALSO EXCEPTING THEREFROM the property conveyed to Utah Power and Light Company by that certain Special Warranty Deed recorded September 16, 1976 as Entry No. 2856643 in Book 4338 at page 154 of Official Records.

ALSO EXCEPTING THEREFROM all that certain property situate in Section 24, Township 3 South, Range 1 West as shown on the Draper Park North Subdivision Plat, recorded February 13, 1998 in Book 1998 at Page 35 in the official records of the Salt Lake County Recorder.

ALSO EXCEPTING THEREFROM all that certain property situate in Section 24, Township 3 South, Range 1 West as shown on the Sunrise Station Phase 1 Subdivision Plat, recorded June 2, 2000 in Book 2000 at Page 139 in the official records of the Salt Lake County Recorder.

ALSO EXCEPTING THEREFROM all that certain property situate in Section 24, Township 3 South, Range 1 West as shown on the Sunrise Station Phase 2 Subdivision Plat, recorded June 2, 2000 in Book 2000 at Page 140 in the official records of the Salt Lake County Recorder.

ALSO EXCEPTING THEREFROM all that certain property situate in Section 24, Township 3 South, Range 1 West as shown on the Sunrise Station Phase 3 Subdivision Plat, recorded June 2, 2000 in Book 2000 at Page 141 in the official records of the Salt Lake County Recorder.

PARCEL 3:

A tract of land situate in the W ½ of the SE ¼ of Section 24, Township 3 South, Range 1 West, Salt Lake Meridian, described as follows:

Beginning on the Utah Power & Light Company's east boundary line at a point 997.0 feet north and 1326.7 feet west, more or less, from the southeast corner of Section 24, T. 3 S., R. 1 W., S.L.M. and running thence North (N. 0°00'31" W. actual) 493.19 feet along said east boundary line to the north boundary line of said Utah Power & Light Company's land, thence West 396.33 feet (N. 89°52'45" W. 403.068 feet actual) along said north boundary line to the east line of said Utah Power & Light Company's corridor, thence S. 9°21'26" E. 499.84 feet (S. 9°15'03" E. 500.636 feet actual) along said east line of corridor being parallel with and 76 feet perpendicularly distant northeasterly from the Ninety South – Camp Williams 345 KV transmission power line, thence East 315.06 feet (N. 89°59'11" E. 322.612 feet actual) to the point of beginning; containing 4.11 acres.

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PARCEL 4:

Beginning on the East boundary line of the Utah Power & Light Company's transmission line corridor and the Southwest corner of the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints' land at a point 997.0 feet North and 1641.80 feet West, more or less, from the Southeast corner of Section 24, T.3 S., R.1 W., S.L.M., thence West 186.5 feet to the West boundary line of said Utah Power & Light Company's land, thence North 9°21'26" West 15.2 feet along said West boundary line, thence East 186.5 feet to said Utah Power & Light Company's East boundary line, thence South 9°21'26" East 15.2 feet along said East boundary line to the point of beginning and being in the SW ¼ of the SE ¼ of said Section 24.

Ck by JJB 24 June 2009

LESS AND EXCEPTING the following real property located in Salt Lake County, Utah, more particularly described as follows:

A right of way 10 feet in width, being 5 feet on each side of the following described survey line:

Beginning on the north boundary line of the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints' land at a point 1462 feet north and 35 feet east, more or less, from the south one quarter corner of Section 24, T. 3 S., R.1 W., S.L.M., thence S. 0° 52' E. 355 feet, more or less, thence S. 43° 46' E., 161 feet, thence UNDERGROUND S. 61°32' E. 32 feet, thence N. 89°35' E. 231 feet on said land and being in the W ½ of the SE ¼ of said Section 24.

Beginning in the above described survey line on the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints' land at a point 1108 feet north and 40 feet east, more or less, from the south one quarter corner of Section 24, T.3 S., R.1 W., S.L.M., thence S. 67°41' W. 25 feet, more or less, on said land, and being in the SW ¼ of the SE ¼ of said Section 24.

Beginning on the north boundary line of the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints' land at a point 1462 feet north, more or less, from the south one quarter corner of Section 24, T.3 S., R.1 W., S.L.M., thence S. 79°07' W. 22 feet, more or less, on said land and being in the NE ¼ of the SW ¼ of said Section 24.

Beginning in the first above described survey line on the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints' land at a point 990 feet north and 150 feet east, more or less, from the south one quarter corner of Section 24, T.3 S., R.1 W., S.L.M., thence S. 43°46' E. 28 feet, more or less, on said land and being in the SW ¼ of the SE ¼ of said Section 24.

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Together with all rights of ingress and egress necessary or convenient of the full and complete use, occupation and enjoyment of the easement hereby granted, and all rights and privileges incident thereto, including the right to cut and remove timber, trees, brush, overhanging branches, and other obstructions which may injure or interfere with the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints' use, occupation, or enjoyment of this easement.

ALSO LESS AND EXCEPTING the following real property located in Salt Lake County, Utah, more particularly described as follows:

(PARCEL 11) ACQUISITION PARCEL, CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS (TAX ID: 27-24-451-010)(5-02-2003)

Beginning at a point at the northeast corner of the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints property, said point being south 1159.53 feet, more or less, and east 741.64 feet from the center of section 24, township 3 south, range 1 west, salt lake base and meridian (basis of bearing south 89°46'13" east along the quarter section line from between the said center and east quarter corner of said section 24), and running thence south 09°01'32" east along the east line of said Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints property 958.54 feet to the north line extension of the sunrise station phase 1 subdivision, as recorded with the office of the Salt Lake County Recorder; thence south 89°37'14" west along said north line extension of said sunrise station phase 1 subdivision 79.20 feet to the northeast corner of lot 1 of said sunrise station phase 1 subdivision and west line of the proposed lone peak parkway extension; thence north 09°01'32" west along said west line of the proposed lone peak parkway extension 959.07 feet, more or less, to the said north line of the Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints property; thence east along said north line 79.27 feet to the point of beginning.

ALSO LESS AND EXCEPTING (PARCEL 5) EASEMENT: CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS (Tax ID: 27-24-451-010) (5-02-2003)

Beginning at a point on the North Line of Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter-day Saints property, said point being South 1159.53 feet more or less and east 653.85 feet more or less from the center of Section 24, Township 3 South, Range 1 West, Salt Lake Base and Meridian (basis of bearing being south 89°46'13: East along the quarter section line between the said center and east quarter corner of said Section 24), and running thence east along said North Line 8.51 feet to the west line of the proposed lone peak parkway extension; thence South 09°01'32" East along said west line 335.66 feet; thence South 80°58'28" West 8.40 feet; thence North 09°01'32" West parallel with said west line 337.00 feet to the point of beginning.

Tax Id No.: 27-24-451-011; 27-24-452-003-0000

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