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5/25/2010 1:04:00 PM \$12.00
Book - 9828 Pg - 469-470
Gary W. Ott
Recorder, Salt Lake County, UT
ALTA TITLE
BY: eCASH, DEPUTY - EF 2 P.

Return To:
HSB Holdings, LLC
9829 So. 1300 East
Suite 101
Sandy, Utah 84094

SPECIAL WARRANTY DEED

EAST RIDGE PROFESSIONAL, LC, a Utah Limited Liability Company **Grantor(s)**
Of Salt Lake City, County of Salt Lake, State of Utah,
hereby **CONVEYS and WARRANTS to against the Acts of the Grantor(s) only to**

HSB HOLDINGS, LLC, a Utah Limited Liability Company **Grantee(s)**

Of Sandy, County of Salt Lake, State of Utah,
for the sum of TEN DOLLARS AND NO/100 -----DOLLARS,
and other good and valuable consideration
the following described tract of land in Salt Lake, State of Utah:

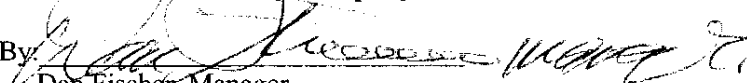
Unit No. 101, contained within the **EAST RIDGE MEDICAL CONDOMINIUM PLAT AMENDED**, as the same is identified in the Record of Survey Map recorded in Salt County, Utah as Entry No. 10577594, in Book 2008P, at Page 301, and in the Declaration of Covenants, Conditions and Restriction and Bylaws of the EAST RIDGE MEDICAL CONDOMINIUM PLAT, recorded in Salt County, on September 8, 2008, as Entry No. 10515244, in Book 9641, at Page 224, and in the Amended Declaration of Covenants, Conditions, Restrictions and Bylaws of the EAST RIDGE MEDICAL CONDOMINIUM PLAT AMENDED, recorded in Salt County, Utah, on December 11, 2008, as Entry No. 10577595, in Book 9664, at Page 5479 of the Official Records.

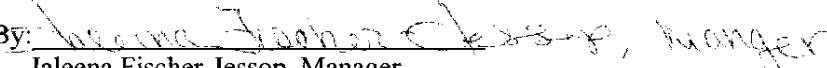
Together with: (a) the undivided ownership interest in said Condominium Project's Common Areas and Facilities which is appurtenant to said Unit, (the referenced Declaration of Condominium providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the Common Areas and Facilities to which said interest relates); (b) the exclusive right to use and enjoy each of the Limited Common Areas which is appurtenant to said Unit, and (c) The non-exclusive right to use and enjoy the Common Areas and Facilities included in said Condominium Project (as said Project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented) and the Utah Condominium Ownership Act.

FOR REFERENCE PURPOSES ONLY: **Tax Parcel/Serial No.28-09-306-010**
SUBJECT TO current general taxes, easements, restrictions and rights of way of record.

WITNESS, the hand of said grantor(s), this 25th day of, May A.D. 2010

EAST RIDGE PROFESSIONAL, LC,
a Utah Limited Liability Company

By: 
Dan Fischer, Manager

By: 
Jaleena Fischer-Jessop, Manager

Alta Title # 10120

STATE OF Utah)
)ss.
COUNTY OF Salt Lake)

On the *25th* day of May, 2010 , personally appeared before me Dan Fischer, Manager of East Ridge Professional, LC, a Utah Limited Liability Company. The signer of the within instrument, who duly acknowledged to me that he executed the same, for and on behalf of East Ridge Professional, LC, a Utah Limited Liability Company, as manager therein.

Michelle Liechty

Notary Public

My Commission Expires: *07-17-2012*
Residing at: *Centerville, Utah*



STATE OF Utah)
)ss.
COUNTY OF Salt Lake)

On the *25th* day of May, 2010 , personally appeared before me Jaleena Fischer-Jessop, Manager of East Ridge Professional, LC, a Utah Limited Liability Company. The signer of the within instrument, who duly acknowledged to me that he executed the same, for and on behalf of East Ridge Professional, LC, a Utah Limited Liability Company, as manager therein.

Michelle Liechty

Notary Public
Residing at: *Centerville, Utah*

My Commission Expires:
07-17-2012

