

MAIL TAX NOTICE TO
276 Metro, LLC
376 E 400 S #110
SLC UT 84111

12679992
12/15/2017 11:52 AM \$15.00
Book - 10629 Pg - 8817-8818
ADAM GARDINER
RECORDER, SALT LAKE COUNTY, UTAH
276 METRO LLC
376 E 400 S STE 110
SLC UT 84111
BY: SRA, DEPUTY - WI 2 P.

Warranty Deed

276 Metro, LLC

of Salt Lake City, County of Salt Lake, State of UTAH, Grantor, hereby CONVEY and WARRANT to

261 Place, LLC

of Salt Lake City, County of Salt Lake, State of UT, Grantee for the sum of Ten Dollars and Other Good and Valuable Consideration the following described tract(s) of land in Salt Lake County, State of UTAH:

SEE ATTACHED LEGAL DESCRIPTION.

Parcel No.: 16-06-179-027

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, and Reservations now of Record

WITNESS, the hand(s) of said Grantor(s), this 12th of December AD., 2017

Signed in the Presence of:

Eldin Diglisic
By: Eldin Diglisic
Its: Managing Member

STATE OF Utah)
County of Davis) SS.

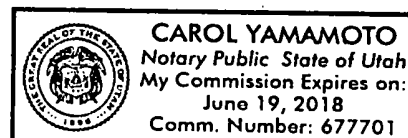
The foregoing instrument was acknowledged before me this 12th day of December, 2017

By Eldin Diglisic
the Managing Member of 276 Metro, LLC

Carol Yamamoto
Notary Public

My Commission Expires: 6/19/18

Residing at: Hayden



Warranty Deed LLC Notary (Attached Legal)
Backman Title Services Ltd.

Ent 12679992 BK 10629 PG 8817

LEGAL DESCRIPTION

Order No. **5-097508**

PARCEL 1:

Beginning 73.00 feet West of the Southeast corner of Lot 1, Block 55, Plat "A", Salt Lake City Survey, and running thence West 141.50 feet; thence North 165.00 feet; thence West 115.50 feet; thence North 82.50 feet; thence East 165.00 feet; thence South 140.25 feet; thence East 92.00 feet; thence South 107.25 feet to the point of beginning.

Together with the right to use each of the 3 rights of way described in item Nos. Parcel 1A, 1B and 1C below, in common with the owner or owners of the remaining undivided interests for the Property:

PARCEL 1A:

Alley Easement: A perpetual right of way for purposes of ingress and egress over and across an alley which adjoins and lies immediately West of the Eastern of the two Westerly boundaries of the property, said Westerly boundary being 165.00 feet in length.

PARCEL 1B:

Northerly Easement:

A right of way for purposes of ingress and egress over and across the following described property (as said right of way was created by Warranty Deed recorded in the office of the Salt Lake County, Utah Recorder on January 12, 1979, in Book 4799, at Page 1002): Beginning at a point 5 rods North of the Southwest corner of Lot 8, Block 55, Plat "A", Salt Lake City Survey, and running thence North 21.5 feet; thence East 165 feet; thence South 21.5 feet; thence West 165 feet to the point of beginning.

PARCEL 1C:

Third East Easement: A right of way, as it presently exists, for purposes of ingress and egress over and across the Southerly 28 feet, more or less, of the following described property (as said right of way was created by Warranty Deed recorded in the official records of the Salt Lake County, Utah Recorder on January 12, 1979 in Book 4799 at Page 1002): Beginning at a point 5 rods North and 10 rods East of the Southwest corner of Lot 8, Block 55, Plat "A", Salt Lake City Survey, and running thence North 82.5 feet; thence East 165 feet; thence South 82.5 feet; thence West 165 feet to the point of beginning.

Parcel No.: **16-06-179-027**