

WHEN RECORDED, MAIL TO:
GREGORY C. ZAUGG, ESQ.
THE McCULLOUGH GROUP, LLC
405 SOUTH MAIN STREET, SUITE 800
SALT LAKE CITY, UTAH 84111

GRANTEE ADDRESS:
LINDA HUNSAKER
AND AUSTIN G. HUNSAKER, TRUSTEES
9 SHADOW WOOD LANE
SANDY, UTAH 84092

12803730
7/3/2018 8:11:00 AM \$14.00
Book - 10690 Pg - 3673-3674
ADAM GARDINER
Recorder, Salt Lake County, UT
THE MCCULLOUGH GROUP LLC
BY: eCASH, DEPUTY - EF 2 P.

Space above for County Recorder's use

Parcel # 28-14-351-034-0000

SPECIAL WARRANTY DEED

GARRICK HUNSAKER, grantor, of Salt Lake County, State of Utah, hereby CONVEYS and WARRANTS against all claiming by, through or under him to **LINDA HUNSAKER AND AUSTIN G. HUNSAKER, TRUSTEES OF THE G&L HUNSAKER 101 TRUST, DATED THE 26 DAY OF June, 2018**, an asset protection trust, grantees, of Salt Lake County, State of Utah, for the sum of TEN AND NO/100 (\$10.00) DOLLARS, and for other good and valuable consideration, the following described tract of land in **Salt Lake County, State of Utah**:

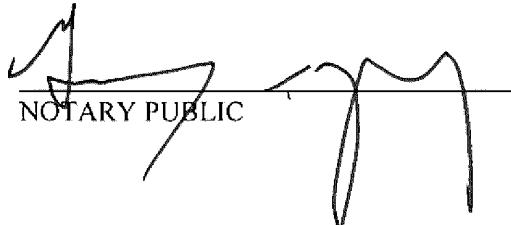
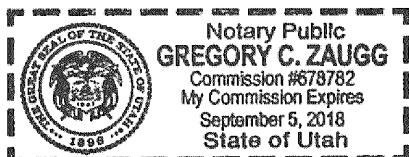
SEE ATTACHED EXHIBIT A

WITNESS, the hand of said grantor this 26 day of June, 2018.


GARRICK HUNSAKER

STATE OF UTAH)
: ss.
COUNTY OF SALT LAKE)

On the 26 day of June, 2018, personally appeared before me, **GARRICK HUNSAKER**, the signer of the within instrument, who duly acknowledged to me that he executed the same.


NOTARY PUBLIC

(HOME)

4828-6364-0676.1

Ent 12803730 BK 10690 PG 3673

EXHIBIT A

PARCEL NO. 1:

LOT 446, PEPPERWOOD PHASE 4, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE AND OF RECORD IN THE OFFICE OF THE SALT LAKE COUNTY RECORDER.

LESS AND EXCEPTING THAT PORTION CONVEYED BY QUITCLAIM DEED RECORDED MAY 15, 2014 AS ENTRY NO. 11849504 IN BOOK 10230 AT PAGE 8536 OF OFFICIAL RECORDS AND DESCRIBED AS FOLLOWS:
LEGAL TO THE WEST: BEGINNING AT A POINT WHICH IS NORTH 00°11'30" EAST 294.64 FEET AND EAST 108.22 FEET FROM THE SOUTHWEST CORNER OF SECTION 14, TOWNSHIP 3 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING NORTH 89°48'30" WEST 167.86 FEET FROM THE SOUTHEAST CORNER OF LOT 447, PEPPERWOOD PHASE 4 PLAT, RECORDED IN SALT LAKE COUNTY UTAH; THENCE SOUTH 89°48'30" EAST 73.10 FEET; THENCE SOUTH 37°36'29" WEST 17.63 FEET; THENCE NORTH 89°48'30" WEST 60.52 FEET; THENCE NORTH 11°19'03" WEST 9.47 FEET; THENCE NORTH 00°27'46" EAST 4.72 FEET TO THE POINT OF BEGINNING.

PARCEL NO. 2:

LEGAL TO THE EAST: BEGINNING AT A POINT WHICH IS NORTH 00°11'30" EAST 294.39 FEET AND EAST 181.85 FEET FROM THE SOUTHWEST CORNER OF SECTION 14, TOWNSHIP 3 SOUTH, RANGE 1, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING SOUTH 89°48'30" EAST 94.76 FEET FROM THE SOUTHEAST CORNER OF LOT 447, PEPPERWOOD PHASE 4 PLAT, RECORDED IN SALT LAKE COUNTY UTAH; THENCE NORTH 37°36'29" EAST 17.00 FEET; THENCE NORTH 84°49'37" EAST 30.89 FEET; NORTH 89°11'50" EAST 53.57 FEET; TO THE POINT OF A CURVE TO THE RIGHT A RADIAL DISTANCE OF 453.34 FEET, A DISTANCE OF 10.32 FEET (CHORD BEARS SOUTH 00°27'37" EAST 10.32 FEET); THENCE SOUTH 00°11'30" WEST 7.00 FEET; THENCE NORTH 89°48'30" WEST 94.76 FEET TO THE POINT OF BEGINNING.

SUBJECT TO EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY APPEARING OF RECORD OR ENFORCEABLE IN LAW AND EQUITY AND GENERAL PROPERTY TAXES FOR THE YEAR 2018 AND THEREAFTER.