

191578KSE

WHEN RECORDED MAIL TO:
Cup of Sugar, Inc. a Nevada Corporation
2746 Lake Sahara Drive, Suite 111
Las Vegas, NV. 89117

13038530
7/26/2019 4:10:00 PM \$40.00
Book - 10808 Pg - 4776-4777
RASHELLE HOBBS
Recorder, Salt Lake County, UT
PLATINUM TITLE SERVICES
BY: eCASH, DEPUTY - EF 2 P.

WARRANTY DEED
CORPORATE

CUP OF SUGAR INC., A NEVADA CORPORATION

Grantor,

of Salt Lake, County of Salt Lake, State of Utah hereby CONVEY and WARRANT to

Cup of Sugar Inc

Grantee,

of Salt Lake, County of Salt Lake, State of Utah, for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in SALT LAKE County, State of UT, to-wit

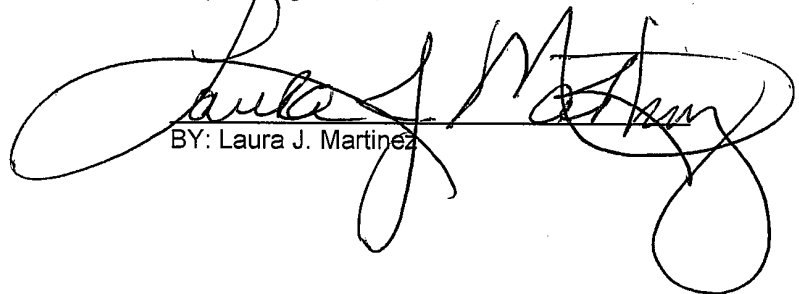
See Attached Exhibit "A"

EXCLUDING THEREFROM any Water Rights
16-07-101-019

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and equity, and to 2019 taxes and subsequent years thereafter.

WITNESS the hand of said grantor, this 23rd day of July, 2019

Cup of Sugar Inc.,



BY: Laura J. Martinez

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

On the 23rd day of July, 2019, Laura J. Martinez personally appeared before me who is being duly sworn, did say, that he, the said Laura J. Martinez is the president of Cup of Sugar Inc., a Nevada Corporation and Laura J. Martinez and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors, and said and duly acknowledged to me that said corporation executed the same.



NOTARY PUBLIC

EXHIBIT A

PARCEL 1:

BEGINNING AT A POINT ON THE NORTH RIGHT OF WAY LINE OF 700 SOUTH STREET, SAID POINT BEING SOUTH 89°58'26" WEST ALONG THE MONUMENT LINE OF SAID STREET 293.25 FEET AND NORTH 00°01'34" WEST 64.59 FEET FROM THE MONUMENT AT THE INTERSECTION OF 700 SOUTH STREET AND STATE STREET (PREVIOUSLY DESCRIBED AS BEGINNING 101.38 FEET EAST FROM THE SOUTHWEST CORNER OF LOT 1, BLOCK 21, PLAT A, SALT LAKE CITY SURVEY); THENCE NORTH 00°03'47" WEST 165.05 FEET TO THE SOUTH LINE OF LOT 8; THENCE ALONG SAID LINE NORTH 89°58'32" EAST 47.24 FEET; THENCE SOUTH 00°01'24" EAST 165.05 FEET TO SAID NORTH RIGHT OF WAY LINE; THENCE SOUTH 89°58'32" WEST ALONG SAID LINE 47.12 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS PURPOSES, APPURTENANT TO PARCEL 1, OVER THE FOLLOWING DESCRIBED AREA: BEGINNING AT THE SOUTHWEST CORNER OF THE ABOVE DESCRIBED PARCEL; THENCE SOUTH 89°58'32" WEST 10.63 FEET; THENCE NORTH 00°01'29" WEST 165.05 FEET; THENCE NORTH 89°58'32" EAST 10.52 FEET; THENCE SOUTH 00°03'47" EAST 165.05 FEET TO THE POINT OF BEGINNING.

TAX ID: 16-07-101-019