WHEN RECORDED, MAIL THIS DEED TO: David E. Gee, Esq. Parr Brown Gee & Loveless 101 S 200 E Suite 700 Salt Lake City, Utah 84111 13801152 10/18/2021 3:10:00 PM \$40.00 Book - 11255 Pg - 6285-6288 RASHELLE HOBBS Recorder, Salt Lake County, UT PARR BROWN GEE & LOVELESS BY: eCASH, DEPUTY - EF 4 P.

MAIL TAX NOTICE TO: Rola V, LLC c/or Susan Despain 3802 E. North Little Cottonwood Road Sandy, Utah, 84092

Parcel Nos.: 28-01-352-010-0000; 28-01-352-002-0000; 28-01-352-003-0000

(Above Space for Recorder's Use Only)

SPECIAL WARRANTY DEED

ARESS CO., L.C., a Utah limited liability company ("Grantor") does hereby CONVEY AND WARRANT against all claiming by, through or under Grantor, unto ROLA V, LLC, a Utah limited liability company, having a mailing address of 3802 E. North Little Cottonwood Road, Sandy, Utah, 84092 ("Grantee") the following described tract of Land in Salt Lake County, State of Utah, to-wit (the "Property"):

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

Subject to all restrictions, reservations and other conditions of record as may be disclosed by a record examination of title and/or a physical inspection or survey of the real property.

WITNESS, the hand of said Grantor, this 18th day of October 2021.

[Signature pages follow]

Grantor has executed this instrument in favor of Grantee as of the date set forth below.

	\mathbf{A}	RESS CO., L.0	C., a Utah limited li	ability
	co	mpany	\cap	•
		Susan	Nippa	· ^
	Su	ısan Despain, I	Manager /	
	6	in [200-1	^
	Er	ric M. Despain	, Manager	/
	/	Show Ch	$U \supset U \cap U$	/
	St	Tane P. Nielser	ı, Manager	1400 AND
State of Utah) 55			
County of Salt Lake) ss.)			
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October, 2021, by				this <u>IB</u> day of tah limited liability
company.	1 ,	U	1	\
(Seal)	Notary Public -	State of Utah	Alis	A VA
(Bear)	SHARI L. I Comm. #		Notary Public	CH VIYOU
j ji	My Commiss November	oion Expires		
la and				
State of Utah)			
County of Salt Lake) ss.			
-	,			. . .
The foregoing Sp	ecial Warranty De	ed was acknow	wledged before me	this 18th day of
October, 2021, by company.	Eric Mi. Despain,	Manager of A	ress Co., L.C., a U	tan iimited nability
			$\lambda \cdot \lambda$	
(Seal)		6	Notary Public	Jahr
-		-	Notary Public	
	Notary Public - State of Utal SHARI L. DIRKSEN	'i	•	
	Comm. #703075 My Commission Expires			
	November 8, 2022			

State of Utah)
County of Salt Lake) ss.)
The foregoing Spe	ecial Warranty Deed was acknowledged before me this 18 day of Shane P. Nielsen, Manager of Aress Co., L.C., a Utah limited liability
company.	
(Seal)	Notary Public

Notary Public - State of Utah
SHARI L. DIRKSEN
Comm. #703075
My Commission Expires
November 8, 2022

EXHIBIT A TO SPECIAL WARRANTY DEED

(Legal Description of Property)

All of the following tracts of land located in Salt Lake County, State of Utah.

PARCEL 1:

Beginning at a point South 437.4 feet and East 742. I feet from the West 114 corner of Section 1, Township 3 South, Range 1 East, Salt Lake Base and Meridian; running thence East 251.5 feet; thence Southeasterly along a 1835.1 foot radius curve to the right 438.1 feet; thence South 2°40' West 1361.6 feet; thence North 79°51' West 585.3 feet; thence South 10°08' West 562.8 feet; thence West 264.3 feet; thence North 517.2 feet; thence North 34°03' East 144.8 feet; thence North 33°55' East 287.6 feet; thence North 21°29' East 163.2 feet; thence North 16°19' East 459.8 feet; thence North 9°41' East 213.6 feet; thence North 8°41' East 328.1 feet; thence East 233.5 feet; thence North 200 feet to the point of beginning.

Approximately 28.90 acres

Tax Parcel I.D. No.: 28-01-352-010-0000

PARCEL 2

Commencing at a point 2640 feet North and 264 feet East from the West 1/4 comer of Section 12, Township 3 South; Range 1 East, Salt Lake Base and Meridian; running thence East 101.6 feet; North 10°08' East 544.9 feet; thence North 79°51' West 100 feet; thence South 10°08' West 562.8 feet to the point of beginning. Approximately 1.27 acres

Tax Parcel I.D. No.: 28-01-352-002-0000

PARCEL 3

Beginning at a point North 89°53'04" East 401.78 feet from the Southwest corner of Section 1, Township 3 South, Range 1 East, Salt Lake Base and Meridian; running thence North 10°08'30" East 544.9 feet; thence South 79°51'30" East 100 feet; thence South 10°08'30" West 526.8 feet; thence South 89°53'04" West 101.62 feet to the point of beginning. Approximately 1.23 acres

Tax Parcel I.D. No.: 28-01-352-003-0000