

13826901

11/17/2021 3:25:00 PM \$40.00

Book - 11270 Pg - 5815-5817

RASHELLE HOBBS

Recorder, Salt Lake County, UT

ALTA TITLE

BY: eCASH, DEPUTY - EF 3 P.

When Recorded Mail To:

Magna Investment & Development, LTD.

36 E 3750 S. PO Box 65827

Salt Lake City, Utah 841650827

Attn: Mike Papanikolas

WARRANTY DEED (CORPORATE FORM)

White Investment Co., a Utah Corporation, who acquired title incorrectly as White Investment Company, a corporation of Utah
of Kamas, County of Summit, State of Utah **Grantor(s)**

hereby **Conveys and Warrants to**

Magna Investment & Development, LTD., a Utah Limited Partnership **Grantee(s)**
of Salt Lake, 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 County**, State of Utah:

See Attached **Exhibit "A" for Legal Description**, attached hereto and by this reference made a part hereof.

SUBJECT TO current general taxes, easements, restrictions and rights of way of record.

The Officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor(s) at a lawful meeting duly held and attended by a quorum.

WITNESS the hand of said grantor(s), this 12th day of November, A.D., 2021.

White Investment Co.,
a Utah Corporation

By: Konnie Christensen Vice President
Konnie Christensen, Vice President

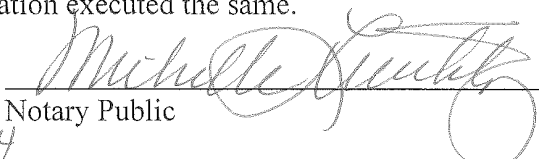
By: Brandon Halliday Secretary
Brandon Halliday, Secretary

Alta Title # 21097

Ent 13826901 BK 11270 PG 5815

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

On the 12th day of November , 2021, personally appeared before me Konnie Christensen Vice President and Brandon Halliday Secretary of White Investment Co., a Utah Corporation who acquired title incorrectly as White Investment Company, a corporation of Utah and that the foregoing instrument was signed on behalf of said corporation by authority , and said Konnie Christensen and Brandon Halliday acknowledged to me that said corporation executed the same.


Notary Public

My Commission Expires: 07-17-2024
Residing at: Utah

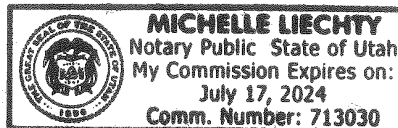


EXHIBIT "A" LEGAL DESCRIPTION

Parcel 1: 28-09-353-014

BEG N 0°15'35" W 500.498 FT & N 89°57' E 399.78 FT FR SW COR OF SEC 9, T 3S, R 1E, SLM; N 89°57' E 15.08 FT M OR L; S 0°02'22" E 118.37 FT; S 89°57' W 15.08 FT M OR L; N 0°02'32" W 118.37 FT M OR L TO BEG.

Parcel 2: 28-09-353-015

Lot 1, LONGHILL SUBDIVISION, Salt Lake City, Salt Lake County, Utah, according to the Official Plat thereof.

Excepting therefrom all that portion conveyed to Sandy City Corporation by Warranty Deed recorded May 29, 2009 as Entry No. 10715231 in Book 9729 at Page 2371, described as follows:

A parcel of land in fee, being part of Lot 1, LONGHILL SUBDIVISION, a subdivision situate in the NW1/4 NW1/4 of Section 16, T.3S., R. 1E., S.L.B.&M. The boundaries of said parcel of land are described as follows:

Beginning at a point in the Westerly boundary line of said Lot 1, which point is 500.81 feet S.0°35'58"W. and 95.90 feet S.0°57'37"W. from the Northwest corner of said Lot 1; thence S.64°05'24"E. 19.09 feet to a point 70.00 feet perpendicularly distant Easterly from the control line of said project, opposite approximate Engineers Station 239+61.12; thence S.89°48'40"E. 98.51 feet to the point of tangency of a 649.50-foot radius curve to the left; thence Easterly 96.98 feet along the arc of said curve, chord bears N.85°54'41"E. 96.89 feet to the Southerly boundary line of said Lot 1; thence along said Southerly boundary line the following three (3) courses and distances: (1) Westerly 152.98 feet along the arc of a 660.00-foot radius curve to the right, chord bears S.83°32'33"W. 152.64 feet; (2) thence N. 89°49'00"W. 45.75 feet to the point of tangency of a 15.00-foot radius curve to the right; (3) thence Northwesterly 23.77 feet along the arc of said curve, chord bears N.44°25'42" W. 21.36 feet to said Westerly boundary line; thence N.00°57'37" E. 3.53 feet along said Westerly boundary line to the point of beginning as shown on the official map of project GSP-HPP-TI-2044(3)0 on file in the Office of the Utah Department of Transportation.

The following is shown for information purposes only: 28-09-353-015 and 28-09-353-014