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12-034-0031  
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SPECIAL WARRANTY DEED  
(CORPORATE FORM)

BENCHMARK REAL ESTATE COMPANY, A UTAH CORPORATION, a corporation

organized and existing under the laws of the State of Utah, with its principal office at \_\_\_\_\_, County of \_\_\_\_\_, State of Utah,

Grantor, hereby CONVEYS and WARRANTS against all claiming by, through or under it to

CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole

Grantee

of \_\_\_\_\_ for the sum of

TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION -----

the following described tract of land in Davis County, State of Utah:

SEE ATTACHED EXHIBIT "A"

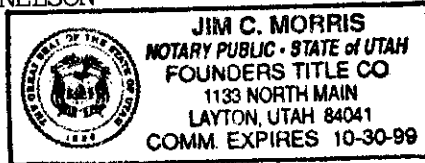
The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this \_\_\_\_\_ day of \_\_\_\_\_, A.D. 1998

BENCHMARK REAL ESTATE COMPANY

*[Signature]*  
BY: BRENT A. NELSON

STATE OF UTAH  
COUNTY OF DAVIS SS.



On the \_\_\_\_\_ day of \_\_\_\_\_, 1998, personally appeared before me BRENT A. NELSON, who being by me duly sworn did say, that (s)he, the said BRENT A. NELSON is the \_\_\_\_\_ President of BENCHMARK REAL ESTATE COMPANY 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 BRENT A. NELSON duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal of said corporation.

*[Signature]*  
NOTARY PUBLIC  
Residing in: DAVIS COUNTY

My commission expires: 10-30-99

EXHIBIT "A"

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A part of the Southwest Quarter of Section 4, Township 4 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey: Beginning at a point North 89°47'25" West 430.00 feet along the section line from the Southeast corner of said quarter section; running thence North 89°47'25" West 190.00 feet along said section line; thence North 0°12'35" East 183.00 feet; thence North 89°47'25" West 100.00 feet; thence South 0°12'35" West 183.00 feet to said section line; thence North 89°47'25" West 275.53 feet (record 273.73 feet) along said section line; thence North 0°06'34" East 685.98 feet (record North) along the East line of property deeded in Book 1558, at page 290 to the Northeast corner of said property; thence North 89°47'25" West 127.27 feet (record West 127 feet); thence South 0°06'21" West 685.98 feet (record South) to said section line; thence North 89°47'25" West 60.04 feet (record West 60.00 feet) along said section line; thence North 0°06'34" East 435.60 feet (record North); thence North 89°47'25" West 139.66 feet (record West 139.27 feet) to the East line of property deeded in Book 1927, at page 559; thence North 0°06'01" East 2196.76 feet (record North 2204.40 feet); thence South 89°53'20" East 994.06 feet (record East 990 feet) to the East line of property deeded in Book 2078, at page 1063; thence South 0°08'12" West 2424.07 feet (record South 2430 feet) to the Northeast corner of property deeded in Book 1933, at page 1204; thence North 89°47'25" West 100.00 feet (record West); thence South 0°08'12" West (record South) 210 feet to the point of beginning.

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