

WHEN RECORDED, PLEASE RETURN TO:

West Jordan City Recorder  
8000 South Redwood Road  
West Jordan, Utah 84088

Portion of APN: 26-03-300-002

173773-CAP

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### SPECIAL WARRANTY DEED

MAC8, LLC, A UTAH LIMITED LIABILITY COMPANY, AND GARY WESLEY MCDOUGAL OR KAREN P. MCDOUGAL, OR THEIR SUCCESSOR, AS TRUSTEES UNDER AGREEMENT WITH THE MCDOUGAL FAMILY TRUST DATED THE 7TH DAY OF FEBRUARY, 1984, AND AMENDED AND RESTATED THE 24TH DAY OF MARCH, 2020 (hereinafter referred to as "Grantor"), for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant, against all claiming by, through or under Grantor, to the CITY OF WEST JORDAN, a municipal corporation and political subdivision of the State of Utah (hereinafter referred to as "Grantee"), whose principal office address is 8000 South Redwood Road, West Jordan, Utah 84088, the following parcel of real property, more particularly described as follows, to wit:

[See Exhibit "C-1" attached hereto and by this reference incorporated herein].

TO HAVE AND TO HOLD the described property, together with the tenements, hereditaments, and appurtenances belonging to the property to Grantee, Grantee's successors and assigns forever.

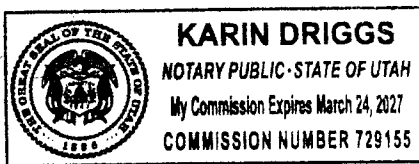
IN WITNESS WHEREOF, Grantor has executed this instrument as of this 26 day of March, 2024.

MAC8, LLC, a Utah limited liability company

Gary W. McDougal / mgr  
Gary W. McDougal, Manager  
STATE OF UTAH )  
COUNTY OF Salt Lake ) : SS.

On this 26 day of March, 2024, personally appeared before me Gary W. McDougal, who being by me duly sworn did say that s/he is the Manager of MAC8, LLC, a Utah limited liability company, and that the foregoing instrument was duly authorized by said limited liability company at a lawful meeting held or by authority of its bylaws and signed in behalf of said company.

Karin Driggs  
NOTARY PUBLIC



THE MCDUGAL FAMILY TRUST DATED THE 7TH DAY OF FEBRUARY, 1984, AND AMENDED AND RESTATED THE 24TH DAY OF MARCH, 2020

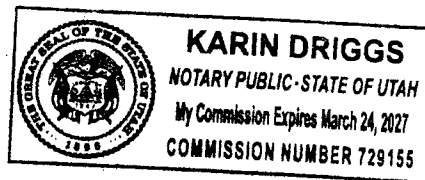
Gary Wesley McDougal  
Gary Wesley McDougal, Trustee

Karen P. McDougal  
Karen P. McDougal, Trustee

STATE OF UTAH )  
COUNTY OF Salt Lake ) : SS.

On this 26 day of March, 2024, personally appeared before me Gary W. McDougal & Karen P. McDougal, known to me to be the signer(s) of the foregoing instrument, and on his/her/their oath(s) acknowledged to me that he/she/they executed the same as TRUSTEE(S) OF THE MCDUGAL FAMILY TRUST DATED THE 7TH DAY OF FEBRUARY, 1984, AND AMENDED AND RESTATED THE 24TH DAY OF MARCH, 2020, and executed it with lawful and proper authority, and the execution was a valid act binding on said Trust.

Karin Driggs  
NOTARY PUBLIC



### Exhibit "C-1"

That portion of the Southwest Quarter of Section 3, Township 3 South, Range 2 West of the Salt Lake Base and Meridian, located in West Jordan City, Salt Lake County, State of Utah, more particularly described as follows, to wit (Basis of Bearing is North 0°08'45" East 2637.41 feet along the Section line from the West Quarter Corner to the Northwest Corner of said Section 3, Township 3 South, Range 2 West of the Salt Lake Base and Meridian):

Beginning at a point on the Easterly right of way line of State Route 111 (Bacchus Highway), said point being located 863.41 feet South 89°46'19" East along the Section Line from the West Quarter Corner of Section 3, Township 3 South, Range 2 West of the Salt Lake Base and Meridian; thence continuing along said Section Line, South 89°46'19" East 637.10 feet; thence South 00°13'41" West 77.00 feet; thence North 89°46'19" West 25.00 feet; thence Northerly along the arc of a non-tangent curve to the left, having a radius of 20.00 feet (radius bears: North 89°46'19" West), a distance of 10.47 feet, through a central angle of 30°00'00" (Chord: North 14°46'19" West 10.35 feet); thence North 89°46'19" West 604.24 feet; thence South 49°09'42" West 21.67 feet, more or less, to the Easterly right of way line of State Route 111 (Bacchus Highway); thence along said Easterly right of way line, North 08°02'55" East 82.00 feet, more or less, to the point of beginning.

The foregoing description contains 43,356 square feet, or 0.995 acres, more or less.