

WHEN RECORDED, RETURN TO
AND SEND TAX NOTICES TO:

SSL Market Center QOZB, LLC
386 West 500 South, Suite 100,
Salt Lake City, UT 84101

177806-CAB

SPECIAL WARRANTY DEED

TIN 16-19-151-013

THIS SPECIAL WARRANTY DEED, dated effective as of May 29, 2024, is executed by REDEVELOPMENT AGENCY OF SOUTH SALT LAKE, a community reinvestment agency and political subdivision of the State of Utah, whose address is 220 East Morris Avenue, South Salt Lake City, Utah 84115 (the "**Grantor**"), in favor of SSL Market Center QOZB, LLC, a Delaware limited liability company, whose address is 386 West 500 South, Suite 100, Salt Lake City, Utah 84101 ("**Grantee**").

WITNESSETH:

FOR good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor hereby CONVEYS AND WARRANTS to Grantee, warranting title against persons claiming by, through or under Grantor, but not otherwise, the real property located in Salt Lake County, Utah and more particularly described on Exhibit A attached hereto and made a part hereof (the "**Real Property**"), together with all improvements located thereon and all appurtenances thereto.

SUBJECT TO all liens, encumbrances, easements and rights-of-way and restrictions of record and all matters that may be disclosed by a land title survey of the Property.

[SIGNATURE PAGE IMMEDIATELY FOLLOWS]

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed as of the date and year first written above.

GRANTOR:

REDEVELOPMENT AGENCY OF SOUTH SALT LAKE

By: Cherie Wood

Name: Cherie Wood

Title: Executive Director

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On this 21 day of May 2024 personally appeared before me Cherie Wood, the Executive Director of the Redevelopment Agency of South Salt Lake, who executed the foregoing instrument on behalf of said company.

[Signature]

NOTARY PUBLIC

My Commission Expires: 8-23-27

Residing at:

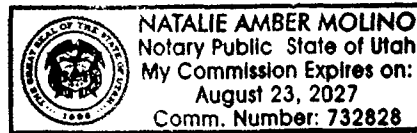


EXHIBIT A TO SPECIAL WARRANTY DEED

Legal Description of Real Property

That certain real property located in the City of South Salt Lake, Utah, more particularly described as follows:

Beginning at a point which lies South 89°52'00" West 33.00 feet from the Northeast corner of Lot 12, Block 40, Ten Acre Plat "A", Big Field Survey as recorded in the Salt Lake County, Utah Recorder's office, (said point of beginning also lies on the West line of State Street) and running thence South 00°05'00" West 419.92 feet along said West line to the North line of Haven Lane (also known as Haven Avenue in some instruments of record); thence South 89°52'00" West 511.50 feet along said North line; thence North 00°03'34" East 164.40 feet; thence North 89°52'00" East 17.09 feet; thence North 00°03'34" East 99.75 feet, more or less; thence South 89°52'00" West 193.00 feet to the East line of Main Street; thence North 00°03'06" East 155.75 feet along said East line, more or less, to the South line of the Denver and Rio Grande Western Railroad; thence North 89°52'00" East 687.61 feet to the point of beginning.

TAX ID Number 16-19-151-013