

WHEN RECORDED MAIL TO

Snell & Wilmer L.L.P.
Attn: Michael Hutchings
15 West South Temple Street, Suite 1200
Salt Lake City, UT 84101

14339639 B: 11546 P: 5365 Total Pages: 4
01/24/2025 04:33 PM By: asteffensen Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: COTTONWOOD TITLE INSURANCE AGENCY, INC.
1996 EAST 6400 SOUTH SUITE 120 SALT LAKE CITY, UT 84121

MAIL TAX NOTICE TO

Sandy City
10000 Centennial Parkway
Sandy, UT 84070

183758-KCN

Parcel ID No(s). 27-01-476-031

(Space Above For Recorder's Use)

SPECIAL WARRANTY DEED

SANDY PARKING PROPERTIES LLC, a Utah limited liability company, with an address of 34 East 51st Street 17th Floor, New York, NY 10022 ("**Grantor**"), hereby conveys and warrants against all who claim by, through or under Grantor to SANDY CITY, a political subdivision of the State of Utah, with an address of 10000 Centennial Parkway, Sandy, Utah 84070 ("**Grantee**"), for the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration, the following described tract of land in Salt County, State of Utah, to wit:

See Attached Exhibit A.

SUBJECT to all easements, covenants, restrictions, declarations, rights-of-way, and all other matters of record or such other matters that are discoverable from a survey of the property.

[SIGNATURE(S) ON FOLLOWING PAGE]

Witness the hand of said Grantor, this 24 day of January, 2025.

GRANTOR:

SANDY PARKING PROPERTIES LLC,
a Utah limited liability company

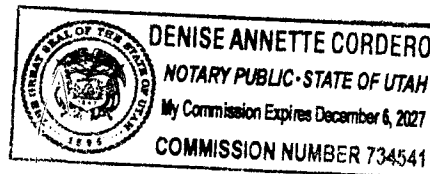
By: [Signature]
Name: JOHN KIMBALL
Its: PRESIDENT

STATE OF Utah)

ss:

COUNTY OF Salt Lake)

The foregoing instrument was acknowledged before me this 24 day of January, 2025, by John Kimball as President of Sandy Parking Properties LLC, a Utah limited liability company.



Witness the hand of said Grantor, this ____ day of January, 2025.

GRANTOR:

SANDY PARKING PROPERTIES LLC,
a Utah limited liability company

By: _____
Name: _____
Its: _____

STATE OF _____)

ss:

COUNTY OF _____)

The foregoing instrument was acknowledged before me this ____ day of January, 2025, by
_____ as _____ of Sandy Parking Properties LLC, a Utah limited
liability company.

Acceptance of Deed by Sandy City,
a political subdivision of the State of Utah

BY: Monica Zoltanski
Monica Zoltanski
Mayor

ATTEST:

Wendy Downs
Wendy Downs
City Recorder



Signature Page to Special Warranty Deed

**EXHIBIT A
TO
SPECIAL WARRANTY DEED**

Legal Description of the Property

That certain real property located in Salt Lake County, State of Utah, more particularly described as follows:

Beginning South 89°55'33" West 359.91 feet and North 0°43'03" West 33 feet and North 89°50'35" East 90.77 feet and North 0°05'05" West 26.97 feet and North 88°11'44" West 930.5 feet from the Southeast corner of Section 1, Township 3 South, Range 1 West, Salt Lake Meridian, thence North 0°43'03" West 450 feet, thence South 89°55'33" West 149 feet; thence South 0°43'03" East 450 feet; thence North 89°55'33" East 149 feet to beginning.

Less and excepting a parcel of land located in the Southeast quarter of Section 1, Township 3 South, Range 1 West, Salt Lake Base and Meridian, more particularly described as beginning at a point which is North 89°55'33" East 1046.96 feet and North 33.00 feet from a found brass cap monument at the intersection of 9400 South Street and Monroe Street, said point of beginning also being North 86°26'04" East 1457.28 feet from the South one quarter corner of said Section 1, and running thence South 89°55'33" West 149.01 feet; thence North 00°43'03" West 7.00 feet; thence North 89°55'33" East 149.01 feet; thence South 00°43'03" East 7.00 feet to the point of beginning.

(For Reference Purposes Only)

Salt Lake County Tax Parcel ID No.: 27-01-476-031