

117969

WHEN RECORDED MAIL TO:
Imani Properties L.L.C.

Ogden, Ut 84401

.09C850ZAA



WARRANTY DEED

2510 WASHINGTON L.L.C., a Utah Limited Liability Company

Grantor,

of OGDEN, County of WEBER, State of UT
hereby CONVEY(S) and WARRANT(S) to

IMANI PROPERTIES L.L.C., a Utah Limited Liability Company

Grantee,

of OGDEN, County of WEBER, State of UT, for the sum of TEN DOLLARS and other good and valuable consideration,

the following tract of land in WEBER, State of UT, to-wit:

See Exhibit "A" attached hereto
and by this reference
made a part hereof.

E# 2059330 PG 1 OF 4
DOUG CROFTS, WEBER COUNTY RECORDER
29-SEP-04 11:53 AM FEE \$16.00 DEP VO
REC FOR: HOME-ABSTRACT

01-015-0023

Reserving unto the Grantor herein an easement over and across the herein described property for Grantor and Grantor's Tenants and Guests to access Grantor's property on the West through an existing entrance through a common wall (known as the Handicap Entrance).

Reserving unto the Grantor herein an easement for ingress and egress and maintenance of Grantor's Mechanical Operations located on the roof of the property herein described.

Together with and subject to a cross easement for parking and ingress and egress thereof over Grantor's and Grantee's parking facilities in and around Grantor's and Grantee's properties as the parking facilities now exist or as may be redesigned or reconstructed in the future. Grantor's property referenced herein is described herein as exhibit "B" attached hereto and incorporated by reference.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and equity and 2004 taxes and thereafter.

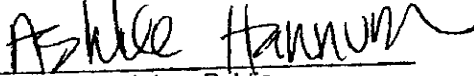
WITNESS the hand of said grantor, this 22nd day of September, 2004
Signed in the presence of

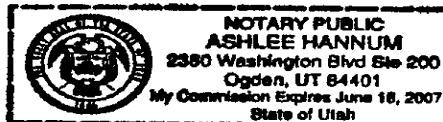
2510 Washington L.L.C.,
a Utah Limited Liability Company
By M & D Ventures, Inc, Managing Member

By: 
Secretary

STATE OF ut)
COUNTY OF WEBER) :ss

On the 22nd day of September, 2004, personally appeared before me Jeffrey Van Dyke, who being duly sworn did say that he is the secretary of M & D Ventures, Inc., a Utah Corporation which is the managing member of 2510 Washington L.L.C., the signer of the foregoing instrument, who duly acknowledged to me that he executed the same on behalf of and with full authority of M & D Ventures, Inc., as managing member of the Limited Liability Company.


Notary Public



E# 2059330 PG 1 OF 4
DOUG CROFTS, WEBER COUNTY RECORDER
29-SEP-04 9:11 AM FEE \$12.00 DEP 88
REC FOR: HOME-ABSTRACT

Exhibit "A"
(01-015-0023 legal description)

F
AD

Part of Lot 6, Block 17, Plat A, Ogden City Survey, Weber County, Utah: Beginning at a point 164 feet East from the Northwest corner of said Lot 6, and running thence South 100 feet, thence East 108.3 feet to the West line of Ogden Avenue, thence North 14D50' West 103.92 feet along West line of Ogden Avenue to the North line of Said Lot 6, thence West 80 feet, more or less, to the place of beginning.

AD

Exhibit "B"

All Common Area Within Ben Lomand Suites Condominium,
Amended, Basement, 2nd, 3rd.

Tax ID Number(s) 01-075-0020

JK
CLAIMS
COMMON
AREA.

Also,

Part of Lots 5 and 6, Block 17, Plat A, Ogden City
Survey: Beginning at a point 68.0 feet, South 0D58' West
and 159.5 feet South 89D02' East from the Northwest Corner
of said Lot 5 and running thence North 0D58' East 100.00
feet; Thence South 89D02' East 112.80 feet to the West line
of Ogden Avenue; Thence along said West line the following
two courses: South 14D50' East 67.55 feet and South 0D58'
West 64.0 feet to a point North 0D58' East 35.0 feet from
the Southeast corner of said lot 5; Thence North 89D02' West
131.19 feet; Thence North 0D58' East 29.0 feet to the point
of beginning. (parking easement).

Tax ID Number(s) 01-015-0019

JK
JK
CLAIMS
R.O.W.

Re-Acknowledgement

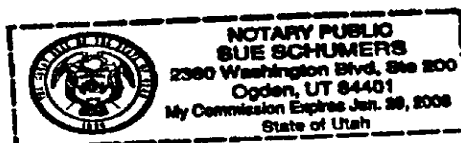
State of Utah }
County of Weber } ss:

On the 28th day of September, 2003, personally appeared before me Jeffrey Van Dyke who being duly sworn did say that he is the Secretary of M & D Ventures, Inc., which is the Managing Member of 2510 Washington, L.L.C. a Utah Limited Liability Company, who being duly sworn, did acknowledge to me that he executed the same on behalf of and with full authority of the limited liability company with the corrections made. He further acknowledged to me that those corrections were made and are as originally intended.

Sue Schumers
Notary Public

Residing in Ogden, Utah

Commission Expires 1-28-08



This document is being re-recorded to correct the property description which was in error and to add exhibit "B" which was referenced in the body of the document under the reservations to the Grantor. The property description herein, which has been corrected on the foregoing instrument, is the property intended to be affected at the time of the original signing.

Sue Schumers
Notary Public

