

D24919

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BK 7029 PG 1414

E 3097342 B 7029 P 1414-1415
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
6/5/2018 3:58:00 PM
FEE \$12.00 Pgs: 2
DEP eCASH REC'D FOR ASPEN TITLE INSURANC

AFTER RECORDING RETURN
AND MAIL TAX NOTICES TO:
MJC HOLDINGS LLC
P.O. BOX 532
FARMINGTON, UT 84025

SPECIAL WARRANTY DEED

TWO STAR ENTERPRISES LLC

Grantor,

of Farmington, County of Davis, State of Utah

for the sum of TEN DOLLARS and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, hereby conveys and warrants against all to those claiming by, through or under Grantor, but otherwise, to

MJC HOLDINGS, LLC, a Utah limited liability company

Grantee,

of Farmington, County of Davis, State of Utah,

the following tract of land in DAVIS COUNTY, State of UT, to-wit

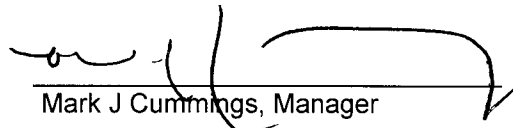
See Attached Exhibit "A"

08-054-0004

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2018 taxes and thereafter.

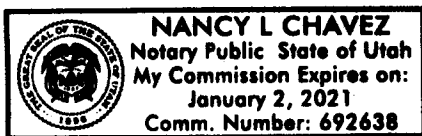
WITNESS the hand of said grantor, this 5 day of ~~January~~^{June}, 2018

TWO STAR ENTERPRISES, LLC


Mark J Cummings, Manager

STATE OF UTAH)
):ss
COUNTY OF DAVIS)

On the 5 day of ~~January~~^{June}, 2018, personally appeared before me Mark J Cummings, Manager of MC PROPERTY HOLDINGS LLC, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.




Nancy L Chavez
Notary Public

ORDER NUMBER: D24919

EXHIBIT "A"

BEGINNING 11.11 CHAINS SOUTH AND SOUTH 70°30' WEST 8.3 CHAINS, MORE OR LESS, TO THE EAST LINE OF A HIGHWAY AND NORTH 26° WEST 260.15 FEET WHICH POINT IS ALSO (BEGINNING ON THE EAST LINE OF A HIGHWAY AT A POINT 4.93 CHAINS SOUTH AND SOUTH 84°30' WEST 732.02 FEET AND SOUTH 26° EAST 333.85 FEET, MORE OR LESS, ALONG THE HIGHWAY) FROM THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 3 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE SOUTH 26° EAST 132 FEET ALONG SAID HIGHWAY; THENCE NORTH 70°30' EAST 104.1 FEET TO THE WESTERLY LINE OF THE BAMBERGER RAILROAD RIGHT OF WAY; THENCE NORTH 21°35' WEST 126 FEET ALONG SAID RIGHT OF WAY; THENCE SOUTHWESTERLY 112.0 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

08-054-0004