

3203140
BK7388 PG 789

Tax ID NO. 03-024-0140

When recorded mail to (Tax Mailing Address):

Grantee

3999 West Parkway Blvd.

West Valley City, UT 84120

MTC File No. 278127

E 3203140 B 7388 P 789-790

RICHARD T. MAUGHAN

DAVIS COUNTY, UTAH RECORDER

11/13/2019 12:24:00 PM

FEE \$40.00 Pgs: 2

DEP eCASH REC'D FOR MERIDIAN TITLE COMP

SPECIAL WARRANTY DEED

Freeway Heating Building, LLC, a Utah limited liability company, GRANTORS for good and valuable consideration, hereby CONVEY(S) and WARRANT(S) against all who claim by, through, or under the grantor to

Deseret First Credit Union,

as GRANTEE(S), the following described real property situated in Davis County, State of Utah, to-wit:

Beginning at point on an existing fence line that is South 00°08'40" East 416.33 feet along the section line (402.60 feet, by record) from the West Quarter Corner of Section 19, Township 2 North, Range 1 East, Salt Lake Base and Meridian, Davis County, Utah, and running thence North 89°33'00" East 256.16 feet to an existing fence line; thence North 00°14'00" West 125.38 feet along said fence and its extension to the south line of the Bountiful Manor Condominiums, said point being on an existing fence line; thence North 89°44'10" West 350.25 feet along said fence line and south line to the east line of 500 West Street; thence South 00°11'26" East 129.74 feet along said east line to the extension of an existing fence line; thence North 89°33'00" East 94.18 feet along said fence line and its extension to the section line and to the point of beginning.

Less and excepting the following three (3) descriptions:

(1) Commencing on the east line of the State Highway 27.4 rods South and 102.20 feet West, more or less, from the Northeast Corner of the Southeast Quarter of Section 24, Township 2 North, Range 1 West, Salt Lake Meridian, and running thence South along the east line of said highway 4 rods to the north line of certain street running east and west; thence East along north line of said street 113.75 feet; thence North 4 rods, more or less, to a point due East of the point of commencement; thence West 113.75 feet to the point of commencement.

(2) Beginning at a point South 24.4 rods and East 0.7 rods from the Northeast Corner of the Southeast 1/4 of Section 24, Township 2 North, Range 1 West Salt Lake Meridian; running thence South 7 rods to the north line of 200 North Street; thence East along said street 50.00 feet; thence North 7 rods; thence West 50.00 feet to the point of beginning.

(3) Beginning at a point 24.4 rods South and 0.7 rods East from Northeast Corner of Southeast 1/4 of Section 24, Township 2 North, Range 1 West Salt Lake

