

3578872

Recorded at Request of Grantee: 3974 Mt. Olympus Way SLC 84109  
at M. Fee Paid \$  
by Dep. Book Page Ref.:  
Mail tax notice to Address:

# WARRANTY DEED

[CORPORATE FORM]

LUND DISTRIBUTING INCORPORATED

organized and existing under the laws of the State of Utah, with its principal office at Salt Lake City, of County of Salt Lake, State of Utah,  
grantor, hereby CONVEYS AND WARRANTS to KEITH J. MASON

of Salt Lake City, Salt Lake County, State of Utah grantee  
TEN AND NO/100 \_\_\_\_\_ for the sum of  
DOLLARS.  
and other good and valuable consideration  
the following described tract of land in Salt Lake County,  
State of Utah:

(SEE EXHIBIT "A" attached hereto and by reference incorporated herein.)

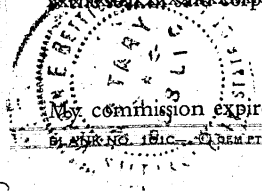
550  
WASATCH TITLE CO.  
JUN 25 12 38 PM '81  
SALT LAKE COUNTY  
UTAH  
RECORDED  
NATHAN LUND

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.  
In witness whereof, the grantor has caused its corporate name ~~and seal~~ to be hereunto affixed by its duly authorized officers this 23rd day of June, A. D. 1981

Attest: \_\_\_\_\_ } LUND DISTRIBUTING INCORPORATED Company  
Secretary } By Jim W. Lund President.

STATE OF UTAH, }  
County of Salt Lake } ss.

On the 23rd day of June, A. D. 1981  
personally appeared before me JIM W. LUND and  
who being by me duly sworn did say, each for himself, that he, the said JIM W. LUND  
is the president, and by the said \_\_\_\_\_ is the secretary  
of LUND DISTRIBUTING INCORPORATED Company, and that the within and foregoing  
instrument was signed in behalf of said corporation by authority of a resolution of its board of  
directors and said JIM W. LUND and  
each duly acknowledged to me that said corporation executed the same, and that the seal affixed  
is the seal of said corporation.



Vander E. [Signature]  
Notary Public,  
Bountiful, Utah  
My commission expires 7/21/84 My residence is \_\_\_\_\_

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M 1984-81

EXHIBIT "A"

Beginning at a point of the South line of 2100 South Street, said point being East 656.16 feet and South 44.76 feet from the North quarter corner of Section 22, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence along said South line North 89°43' East 130.00 feet; thence South 0°04'26" West 354.66 feet to the North line of a State Highway; thence along said North line North 81°44' West 131.34 feet; thence North 0°04'26" East 335.228 feet to the point of beginning.

SUBJECT to an easement for ingress and egress over and across the West 15 feet of the above described property:

Together with an easement for ingress and egress over and across the West 15 feet of the following described property:

Beginning at a point on the South line of 2100 South Street, said point being East 786.16 feet and South 44.12 feet from the North quarter corner of Section 22, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence along said South line North 89°43' East 230.69 feet; thence South 0°04'26" West 389.405 feet to the North line of a State Highway; thence along said North line North 81°44' West 233.06 feet; thence North 0°04'26" East 354.66 feet to the point of beginning.

SUBJECT TO easements, restrictions and rights-of-way appearing of record.

SUBJECT TO the lien of the general property taxes after January 1, 1981.

SUBJECT TO any assessments which may hereafter accrue in favor of Salt Lake City and the Granger-Hunter Improvement District, and the Salt Lake County Special District No. 1.

SUBJECT TO a Deed of Trust dated March 25, 1980, in favor of American Savings & Loan Association, as Beneficiary and Trustee, executed by Lund Distributing, Inc., a Utah corporation, as Trustor, recorded March 25, 1980, in Book 5047 at Page 1006, as Entry No. 3415722, of official records, with an unpaid principal balance of \$267,897.62, with interest paid to July 1, 1981.