WHEN RECORDED, MAIL TO:

CALLISTER NEBEKER & McCULLOUGH Gateway Tower East, Suite 900 10 East South Temple Salt Lake City, Utah 84133 ATTN: Brian W. Burnett 7201969
12/24/98 11:29 AN 14-00
HANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
LANDMARK TITLE
REC BY:V ASHBY DEPUTY - WI

## **QUIT CLAIM DEED**

JANE J. BARTHELMESS

JANE JEREMY BARTHELMESS TRUST, Grantors, of Lakeside, Flathead County, State of Montana, hereby quit claim and convey to ALPHA III, L.C., a Utah limited liability company, Grantee, of 349 Middle Oak Lane, Salt Lake City, Salt Lake County, State of Utah 84108, for the sum of TEN AND NO/100 (\$10.00) DOLLARS, and for other good and valuable consideration, all of their interest in the following described tract of land situated in Salt Lake County, State of Utah, and more particularly described as follows:

BEGINNING at a point on the South line of 2100 South Street, said point being South 70.50 feet and West 100.00 feet from the Southeast corner of Block 7, Five Acre Plat "C", Big Field Survey, and running thence South 145.50 feet; thence East 100.00 feet to the West line of 2100 East Street; thence North along said West line 126.00 feet to a point of a 19.50 foot radius curve to the left; thence Northwesterly along the arc of said curve 30.63 feet to a point of tangency on the South line of 2100 South Street; thence West along said South line 80.50 feet to the point of BEGINNING.

IN WITNESS WHEREOF, GRANTORS have caused their name to be hereunto affixed this <u>A</u> day of December, 1998.

**GRANTOR:** 

THE JANE JEREMY BARTHELMESS TRUST

Jahe J. Jeremy, Trustee

Deed pursuant the terms of the Jane Jeremy Barthelmess Trust, as the Sole Trustee presently authorized to act for and on behalf of the Trust. See the Trustee Affidavit attached hereto as Exhibit "A"

BK8208PG1531

236723-1

LTC # 21483

STATE OF MA	
COUNTY OF SOLARE : ss.	
On the Lay of December, 1998, personal Barthelmess, Trustee of The Jane Jeremy Barthethat they executed the same.  OFFICIAL SEAL PAM YOUNG NOTARY PUBLIC - STATE OF WASHINGTON COUNTY OF SPOKANE We Commission Expires February 26, 2001	sonally appeared before me, Jane J.  Ilmess Trust, who duly acknowledged to me  NOTARY PUBLIC
Residing At:  NEAD UIA	My Commission Expires:
MICOLD WITT	0/26/2001
STATE OF	
COUNTY OF	
On the day of December, 1998, personally appeared before me, James A. Barthelmess, Trustee of The Jane Jeremy Barthelmess Trust, who duly acknowledged to me that they executed the same.	
	NOTARY PUBLIC
Residing At:	
According Axt.	My Commission Expires:

236723-1

BK8208PG1532

**URDER NO: 21483** 

DATE: 12/16/98 BUYER: Alpha III

SELLER: Barthelmess

PROPERTY: 2090 East 2100 South Salt Lake City, Utah

## AFFIDAVIT OF TRUSTEE

COMES now Jane J. Barthelmess Trustee of the

(the "Trust") who, after first being duly sworn, hereby certifies and represents as follows:

- 1. I am the duly appointed current Trustee for the Trust, with full capacity to act under the terms of the Trust.
- 2. The Trust has been properly executed, delivered and is in effect at the date of this Affidavit.
- 3. There is nothing contained in the terms of the Trust, including any addendums, modifications or exhibits which would preclude the undersigned from entering into the transaction described above and signing all documents and performing those duties associated with said transaction.
- 4. I have no knowledge of any claims, suits or investigations against the Trust or the Trustee \_\_nor do I have any knowledge of any claims or allegations by any party challenging the validity of the Trust itself.

This Affidavit is given for the purpose of inducing Landmark Title Company, and its underwriter, to issue its policy or policies of title insurance under the above referenced order number, which policies would not have been issued except for and in reliance upon this Affidavit.

Barthelmess, Trustee

STATE OF Washington.

COUNTY OF Systeme

On the day of before me Jane J. Barthelmess

, 1998, personally appeared

under the

TRUST, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same pursuant to and in accordance with the powers vested in them by the terms of said

Trust Agreement.

My Commission Expires:

NOTARY PUBLIC C Residing at:

26/2001

OFFICIAL SEAL PAM YOUNG NOTARY PUBLIC - STATE OF WASHINGTON COUNTY OF SPOKANE My Commission Expires February 26, 2001