

Grantee's Address
4115 Gary Rd.
Salt Lake City, Utah
84124

7546190
12/31/1999 02:30 PM 10.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
AMERICA WEST TITLE
BY: ZJM, DEPUTY - WI 1 P.

Special Warranty Deed

Spratling Investment Corp, a Utah Corporation, as to an undivided 50% interest and Ronald N. Spratling Jr. as Trustee of the Ronald N. Spratling Jr. Trust dated July 6, 1990 as to an undivided 50% interest, as Grantors, Of Salt Lake City, County of Salt Lake, State of Utah, hereby Conveys and Warrants against all claiming by, through or under

To Spratling Investment Corp, a Utah Corporation, as to an undivided 50% interest and Ronald N. Spratling Jr. as Trustee, or successor Trustee, of the Ronald N. Spratling Jr. Trust dated July 6, 1990 as to an undivided 50% interest, a Utah Corp., as Grantee, Of Salt Lake City, County of Salt lake, State of Utah, for the sum of Ten Dollars and 00/100 and other good and valuable considerations,


The following described tract of land in Salt Lake County, State of Utah, to wit:


"BEGINNING at a point which is South 89 deg. 53' 45" West 318.00 feet and North 0 deg. 02' 16" West 73.00 feet from the East quarter corner of Section 3, Township 3 South, Range 1 West, Salt Lake Base and Meridian; and running thence South 89 deg. 53' 45" West 365.94 feet along 9000 South Street; thence North 0 deg. 13' 39" East 330.00 feet; thence North 89 deg. 53' 45" East 40.15 feet; thence South 0 deg. 02' 16" East 14.06 feet; thence South 37 deg. 43' 50" East 9.78 feet; thence South 75 deg. 25' 23" East 57.72 feet; thence North 89 deg. 53' 45" East 252.02 feet; thence South 87 deg. 04' 47" East 60.08 feet; thence North 89 deg. 53' 45" East 228.42 feet to the West line of 1300 West Street; thence South 0 deg. 02' 16" East 30.40 feet along said West line of 1300 West Street; thence South 89 deg. 53' 45" West 278.00 feet; thence South 0 deg. 02' 16" East 260.00 feet to the point of beginning."

(Contains 2.703 Acres)

Subject to easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year 1999 and each year thereafter.

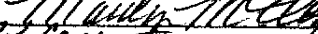
WITNESS the hand of said Grantor, this 31st day of December, 1999.


Suzanne Spratling
President Spratling Investment Corp.


Ronald N. Spratling Jr. Trustee
The Ronald N. Spratling Jr. Trust dated
July 6, 1990.

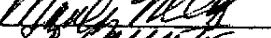
State of Utah
County of Salt Lake } SS.

On the 31st day of December 1999 personally appeared before Me Ronald N. Spratling Jr. as Trustee of the Ronald N. Spratling Jr. Trust, who duly acknowledged to me that he has the authority to execute this deed and executed same.

Notary Public 
Residing at 22 Canyon
My commission expires: Nov 2002



On the 31st day of December 1999 personally appeared Suzanne Spratling as President of Spratling Investment Corporation, a Utah Corporation, and known to me to be an authorized agent of the corporation that executed the Special Warranty Deed and acknowledged the Special Warranty Deed to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Deed of Trust and in fact executed the Special Warranty Deed on behalf of the corporation.

Notary Public 
Residing at 22 Canyon
My commission expires: Nov 2002



7546190

Courtesy only

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