

MAIL TAX NOTICE TO:Flare Construction, Inc.P.O. Box 130Coalville, UT 84017**23715****HIGH COUNTRY TITLE****WARRANTY DEED
CORPORATE**

Cedarcrest Farm, a Utah Corporation, grantor
organized and existing under the laws of the State of Utah, with its principal office
at Coalville, County of Summit, State of Utah hereby CONVEYS and WARRANTS to

Flare Construction, Inc., a Utah corporation, grantee

of Coalville, County of Summit, State of Utah, for the sum of TEN DOLLARS and other good and
valuable consideration, the following described tract of land in Summit County, State of Utah, to wit:

Lot 1, **Cedar Crest of Allen Hollow Subdivision**, according to the official plat thereof, recorded
June 28, 2007 as Entry No. 817943 of the official records in the office of the Summit County
Recorder, including all appurtenances and historic rights of ingress and egress to the property.

Summit County Tax Serial Number: CCAM-1

Together with a non-exclusive easement over, across and beneath the following described land,
for roadway and utilities access from Main Street in Coalville City to west boundary of the above
described property, said easement being 60 feet in width, 30 feet on either side of the following
described centerline:

Beginning at a point North 00°01'36" West 1358.64 feet and West 30.64 feet from the Southwest
corner of Section 4, Township 2 North, Range 5 East, Salt Lake Base and Meridian, and running
thence South 83°35'55" East 450.98 feet; thence along the arc of a curve to the left 23.58 feet,
radius of 50.00 feet, chord bearing of North 82°53'17" East 23.37 feet; thence North 70°18'49"
East 37.97 feet; thence North 84°50'35" East 34.80 feet; thence North 88°04'07" East 52.78 feet;
thence South 84°16'59" East 32.16 feet; thence along the arc of a curve to the right 33.68 feet,
radius of 100.00 feet, chord bearing South 74°38'03" East 33.52 feet; thence South 64°59'07"
East 55.26 feet; thence along the arc of a curve to the left 66.24 feet, radius of 64.38 feet, chord
bearing North 84°44'06" East 63.36 feet; thence North 48°38'34" East 46.49 feet; thence North
43°02'30" East 94.21 feet; thence North 45°52'31" East 51.06 feet; thence North 51°09'33" East
64.77 feet; thence North 41°44'28" East 13.97 feet; thence South 68°36'53" East 50.20 feet;
thence South 36°52'14" East 44.58 feet; thence South 24°20'55" East 62.73 feet; thence South
43°41'47" East 53.82 feet; thence South 60°32'40" East 47.01 feet; thence South 75°53'13" East
62.07 feet; thence South 67°24'39" East 47.45 feet; thence South 53°18'58" East 80.88 feet;
thence South 60°01'37" East 93.82 feet; thence South 70°40'23" East 67.04 feet; thence South
79°39'50" East 144.07 feet; thence South 63°46'30" East 38.34 feet to the easterly line of Cedar
Crest Subdivision Amended being the terminus of the herein described centerline.

CCS-3

The aforesaid non-exclusive easement for roadway and utilities access is subject to relocation at
the instance of either party, and with the consent of the other, such consent not to be unreasonably
withheld, as contemplated by Paragraph 3 of an unrecorded Option Agreement dated December
28, 2006, wherein "Cedarcrest Farm, a Utah Corporation" is "Seller" and "Flare Construction,
Inc., a Utah Corporation" is "Purchaser".

Subject to current general taxes, easements, restrictions, and rights of way of record.

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 16th day of August, 2007.

Cedarcrest Farm, a Utah corporation

David G. Rees
BY: David G. Rees, it President

Elwin Rees
BY: Elwin Rees, its Secretary/Treasurer

STATE OF UTAH)
(ss.
COUNTY OF SUMMIT)

On the 16th day of August, 2007, personally appeared before me David G. Rees and Elwin Rees, the signers of the foregoing instrument, who being by me duly sworn did say that they are the President and Secretary/Treasurer of Cedarcrest Farm, a Utah corporation, and that the within and forgoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors and said David G. Rees and Elwin Rees acknowledged that said corporation executed the same.

Diann Greer
Notary Public

