

WHEN RECORDED, MAIL TO:

Grantee

*1575 So Redwood Road #100  
Taylorsville, UT 84123*

10700516

5/12/2009 2:49:00 PM \$14.00

Book - 9722 Pg - 1069-1070

Gary W. Ott

Recorder, Salt Lake County, UT

INTEGRATED TITLE INS. SERVICES

BY: eCASH, DEPUTY - EF 2 P.

**Warranty Deed**  
(Corporation Form)

DAHLE MANAGEMENT CORPORATION, a Utah Corporation, as to its interest only, organized and existing under the laws of the State of Utah grantor, hereby conveys and warrants to DAHLE DEVELOPMENT, LLC, a Utah Limited Liability Company, grantee, of Salt Lake City, County of Salt Lake, State of Utah for the sum of TEN AND NO/100 DOLLARS and other good and valuable considerations the following described tract of land in Salt Lake County, State of UT:

Commencing at the Southeast Corner of Lot 8, Block 58, Plat "A", Salt Lake City Survey, and running thence North 1 foot; thence West 165 feet; thence South 133 feet; thence East 165 feet; thence North 133 feet to the point of beginning.

And

Commencing at a point 331 feet North of the Southeast corner of Lot 2, Block 58 Plat "A", Salt Lake City Survey, and running thence West 5 feet; thence South 133 feet; thence East 5 feet to a point due South of the beginning; thence North 133 feet to the point of beginning.

Both Parcels described as follows:

Commencing at the South Corner of Lot 8, Block 58, Plat "A", Salt Lake City Survey, and running thence North 1 foot; thence West 170 feet; thence South 133 feet; thence East 170 feet; thence North 133 feet to the point of beginning.

Subject to and Together with a perpetual right of way for all purposes of ingress and egress in common with others upon and over the surface of the following described property in Salt Lake County, Utah:

Commencing at the Southeast corner of Lot 2, Block 58, Plat "A", Salt Lake City Survey, and running thence North 502.5 feet; thence West 54.5 feet; thence South 15 feet; thence East 24.5 feet; thence South 487.5 feet to a point due West of the point of beginning; thence East 30 feet to the place of beginning.

Subject to the Decree of Quieting Title found within that certain Civial Case found within the Third Jucdial District, as Case Number 980901308, in Salt Lake County, State of Utah.

Tax Parcel No. 15-01-280-058

Subject to current general taxes, easements, restrictions, rights of way and reservations appearing 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 7th day of May, 2009.

DAHLE MANAGEMENT CORPORATION, a Utah Corporation

BY: Allan L. Dahle, Chairman  
Allan L. Dahle, Chairman

STATE OF UTAH  
ss.  
COUNTY OF SALT LAKE

**COURTESY RECORDING**  
This document is being recorded solely as a courtesy and an accommodation to the parties named therein. INTEGRATED TITLE INSURANCE SERVICES LLC hereby expressly disclaims any responsibility or liability for the accuracy or the content thereof

On the 7th day of May, 2009, personally appeared before me ALLAN L. DAHLE who being by me duly sworn, did say that he, the said ALLAN L. DAHLE is the Chairman of DAHLE MANAGEMENT CORPORATION, a Utah Corporation, 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 ALLAN L. DAHLE duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal of the said corporation.

[Signature]  
Notary Public

My Commission Expires: 12-15-11  
Residing at: Midvale, Utah



10943038  
4/29/2010 11:34:00 AM \$13.00  
Book - 9821 Pg - 6093-6094  
Gary W. Ott  
Recorder, Salt Lake County, UT  
TITLE WEST  
BY: eCASH, DEPUTY - EF 2 P.

WHEN RECORDED RETURN TO:

Name: Dahle Development, LLC, a Utah limited liability company  
Address: 6575 S. Redwood Rd. #100  
Taylorsville, UT 84123

**WARRANTY DEED**  
(Corporate Form)

Sam Weller's Zions Bookstore, Inc., a Utah Corporation, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) to Dahle Development, LLC, a Utah limited liability company, **GRANTEE**, for the sum of Ten dollars (\$10.00) and other good and valuable considerations, the following tract(s) of land in Salt Lake County, State of Utah, described as follows:

See "Exhibit A" attached hereto

also known by street and number as: 254 South Main Street, Salt Lake City, UT 84101

Subject to City and/or County taxes and Assessments, not delinquent; Easements, Rights-Of-Way, Covenants, Conditions and Restrictions now of record.

Subject to that certain Deed of Trust between Dahle Management Corporation, a California Corporation and Sam Weller's Zion Bookstore, Inc., a Utah Corporation, as Trustor, Kevin Rowe, attorney at law as Trustee and Redevelopment Agency of Salt Lake City as Beneficiary recorded May 12, 1994 as Entry No. 5821935 in Book 6939 at Page 886 which the Grantor(s) herein agree to continue to pay.

IN WITNESS WHEREOF, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officer(s) this 27<sup>th</sup> day of April, 2010.

Sam Weller's Zions Bookstore, Inc., a Utah Corporation

By: Tony Weller - President  
Tony Weller, President

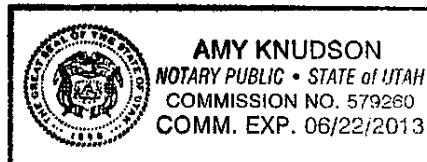
Catherine Weller - Secretary  
Catherine Weller, Secretary Treasurer

STATE OF UT )  
 ) ss.  
COUNTY OF Salt Lake )

The foregoing instrument was acknowledged before me this 27<sup>th</sup> day of April, 2010, 2010 by Tony Weller, President and Catherine Weller, Secretary Treasurer of Sam Weller's Zions Bookstore, Inc., a Utah Corporation.

My commission expires June 22, 2013. Witness my hand and official seal.

Amy Knudson  
Notary Public:



## **EXHIBIT "A"**

**Parcel 1:**

Commencing at the Southeast Corner of Lot 8, Block 58, Plat "A", Salt Lake City Survey, and running thence North 1 foot; thence West 170 feet; thence South 133 feet; thence East 170 feet; thence North 132 feet to the point of beginning.

**Parcel 2:**

A non-exclusive right of way for all purposes of ingress and egress in common with others upon and over the surface of the following described real property in Salt Lake County, Utah:

Commencing at the Southwest corner of Lot 2, Block 58, Plat "A", Salt Lake City Survey, and running thence North 502.5 feet; thence West 54.5 feet; thence South 15 feet; thence East 24.5 feet; thence South 487.5 feet to a point due West of the point of beginning; thence East 30 feet to the place of beginning.

As created by that certain Perpetual Right of Way Agreement dated September 18, 1974, and recorded December 4, 1974, as Entry No. 2669179, in Book 3736, at Page 193.

The following is shown for information purposes only: 15-01-280-058