

12059799
5/28/2015 3:43:00 PM \$15.00
Book - 10328 Pg - 6828-6830
Gary W. Ott
Recorder, Salt Lake County, UT
LANDMARK TITLE
BY: eCASH, DEPUTY - EF 3 P.

Return To:
Makiko's Day Care, LLC
1192 Draper Parkway #112
Draper, Utah 84020

WARRANTY DEED

Kevin G. Gianatiempo and Colleen L. Gianatiempo, husband and wife **Grantor(s)** of Martinez City, County of Contra Costa State of California, hereby **CONVEYS and WARRANTS** to

Makiko's Day Care, LLC, a Utah Limited Liability Company
Grantee(s) of Salt Lake, County of SALT LAKE, State of Utah for the sum of TEN DOLLARS AND NO/100 DOLLARS and other good and valuable consideration

the following described tract of land in Salt Lake County, State of Utah:

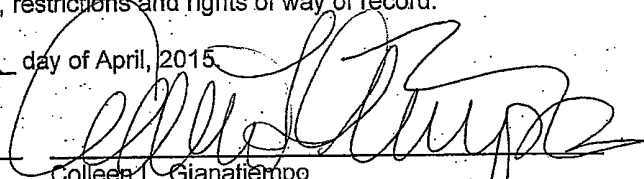
SEE EXHIBIT "A" ATTACHED HERETO

FOR REFERENCE PURPOSES ONLY: Tax Parcel/Serial No.: 27-27-127-092

SUBJECT TO current general taxes, easements, restrictions and rights of way of record.

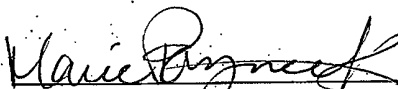
WITNESS, the hand of said grantor(s), this 22 day of April, 2015.


Kevin G. Gianatiempo


Colleen L. Gianatiempo

State of California
County of Contra Costa

On the 22 day of April, 2015, personally appeared before me Kevin G. Gianatiempo and Colleen L. Gianatiempo the signer of the within instrument who duly acknowledged to me that he executed the same.


Notary Public
Residing at: Contra Costa County

My commission expires: March 14, 2018

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

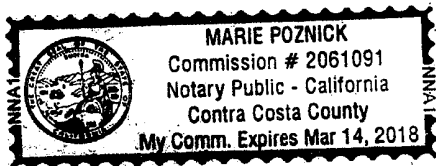
State of California)

County of Contra Costa)On April 22, 2015 before me, Marie Poznick, Notary Public
Date Here Insert Name and Title of the Officerpersonally appeared Kevin G. Gianatiempo and
Name(s) of Signer(s)Colleen L. Gianatiempo

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Marie Poznick
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached DocumentTitle or Type of Document: Warranty Deed Document Date: April 22, 2015Number of Pages: 2 Signer(s) Other Than Named Above: _____**Capacity(ies) Claimed by Signer(s)**

Signer's Name: _____

☐ Corporate Officer — Title(s): _____☐ Partner — ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator☐ Other: _____

Signer Is Representing: _____

Signer's Name: _____

☐ Corporate Officer — Title(s): _____☐ Partner — ☐ Limited ☐ General☐ Individual ☐ Attorney in Fact☐ Trustee ☐ Guardian or Conservator☐ Other: _____

Signer Is Representing: _____

EXHIBIT 'A'
LEGAL DESCRIPTION

Beginning at a point which is South 795.62 feet from the North Quarter Corner of Section 27, Township 3 South, Range 1 West, Salt Lake Base and Meridian; thence South 132.00 feet; thence South 89°54'00" West 271.00 feet; thence North 132.47 feet; thence East 271.00 feet to the point of beginning.

Less and exception that portion deeded to the Utah Department of Transportation, in that certain Warranty Deed recorded October 28, 2005 as Entry No. 9536245 description as follows:

A parcel of land in fee for the widening of the existing highway State Route 68 known as Project No. SP-0068(24)43, being part of an entire tract of property situate in the Northeast Quarter of the Northwest Quarter of Section 27, Township 3 South, Range 1 West, Salt Lake Base and Meridian. The boundaries of said parcel of land are described as follows:

Beginning in the Northeast Corner of said entire tract at a point 792.00 feet (795.62 feet by record) South along the quarter section line from the North Quarter Corner of said Section 27, said point is approximately 0.02 feet perpendicularly distant Westerly from the centerline of said project opposite engineer station 106+11.03, and running thence South (South 00°00'01" West by record) 135.62 feet (132.00 feet by record) along the East boundary line of said entire tract parallel with said centerline to the Southeast Corner of said entire tract; thence South 89°54'00" West 52.98 feet along the Southerly boundary line of said entire tract to a point 53.00 feet perpendicularly distant Westerly from the centerline of said project; thence North 00°00'02" East 135.71 feet along a line parallel with and 53.00 feet perpendicularly distant Westerly from the centerline of said project to the North boundary line of said entire tract; thence East 52.98 feet along said North boundary line to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

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12125507
9/2/2015 12:28:00 PM \$15.00
Book - 10358 Pg - 6141-6143
Gary W. Ott
Recorder, Salt Lake County, UT
LANDMARK TITLE
BY: eCASH, DEPUTY - EF 3 P.

When Recorded Mail to:
Landmark Title Company
675 East 2100 South, Suite 200
Salt Lake City, Utah 84106

For Reference Purposes only: Tax Parcel No. 27-27-127-092

AFFIDAVIT

COMES NOW DONNA TAYLOR who, after first being duly sworn, hereby represents as follows:

1. I am of legal age, familiar with the subject matter of the Affidavit and competent in all respects to make the representations set forth herein.
2. I am a licensed Escrow Officer in the State of Utah, employed by Landmark Title Company and I have reviewed the following documents which were recorded by Landmark Title Company (the "Documents")

Warranty Deed dated April 22, 2015 and recorded May 28, 2015 as Entry No. 12059799,
in Book 10328, at Page 6828

3. At the time of recording the Grantee name was mistakenly spaced incorrectly. The correct spelling as it should have appeared at the time of recording is as follows:

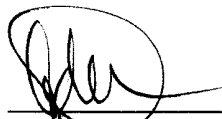
Makiko's Daycare, LLC, a Utah Limited Liability Company

Legal Description attached hereto and made a part hereof as Exhibit "A"

4. This Affidavit is given pursuant to UCA 57-3-106(9), which states, "Minor typographical or clerical errors in a document of record may be corrected by the recording of an affidavit or other appropriate instrument."
5. This Affidavit is given in order to correct the error described herein and to clarify the record title and give effect to the Documents.

Dated: September 1, 2015

LC 54749



Donna Taylor

State of Utah

County of Salt Lake

On the 2nd day of September, 2015, personally appeared before me Donna Taylor the signer of the within instrument who duly acknowledged to me that she executed the same.

Commission expires: 1-24-2016
Residing at: SL County - Utah

Jamie Durham Jolley
Notary Public

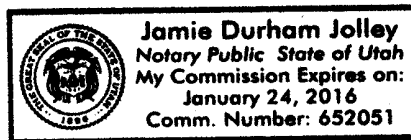


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