

WHEN RECORDED, MAIL TO:

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215 South State, Suite 900  
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6134627  
08/03/95 4:59 PM 12.00  
NANCY WORKMAN  
RECORDER, SALT LAKE COUNTY, UTAH  
FIRST AMERICAN TITLE  
REC BY: B GRAY DEPUTY - WI

WARRANTY DEED

6134627

D.S.H. PROPERTIES, INC., a Utah corporation, ("Grantor"), hereby CONVEYS and WARRANTS to COTTONWOOD SHOPPING CENTER ASSOCIATES, a Utah limited partnership, ("Grantee") for the sum of TEN DOLLARS and other good and valuable consideration, the following described tract of land in Salt Lake County, State of Utah:

Beginning at a point on the new north right-of-way line of 6200 South Street and the east side of a retaining wall extended southerly, said point of beginning being South 89°56' East along the Section line 351.68 feet and North 5°44'00" East 40.20 feet from the southwest corner of Section 15, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 5°44'00" East along said east line of a retaining wall and wall line extended 334.94 feet; thence North 4°01'34" East 77.05 feet; thence North 88°30' West 1.90 feet to the west line of the Peter Riva Tract; thence along said west line North 5°43' East 152.40 feet; thence North 88°30' West 300.46 feet to the east edge of an existing block wall extended; thence South 1°12'00" West 151.98 feet along said east edge; thence North 88°30' West 274.68 feet to a point on a curve to the left on the east line of Highland Drive, the radius point of said curve being North 86°05'25" East 1,106.30 feet; thence southeasterly along the arc of said curve and east line 305.25 feet; thence South 26°08' East along said east line 21.20 feet; thence South 88°30' East 145.50 feet; thence South 19°50' East 74.99 feet; thence South 33.34 feet to the new north right-of-way line of 6200 South Street; thence South 89°56' East along said north line 283.43 feet to the point of beginning. Contains 5.50 acres.

Subject to 1995 taxes and all matters appearing of record or that could be ascertained by a comprehensive inspection of said real property or inquiry of those individuals in possession thereof.

Neither Grantor nor Grantee intend the execution, delivery and recordation of this Warranty Deed to operate as a termination, revocation, or merger of that certain Lease, dated March 15, 1979, a memorandum of which was recorded February 25, 1983 as Entry

BK 7199 PG 2992

