

Recorded at Request of _____
at _____ M. Fee Paid \$ _____
by _____ Dep. Book _____ Page _____
Mail tax notice to _____ Address _____

3558094

WARRANTY DEED

20
KATIE L. LIXON
RECORDED
SALT LAKE COUNTY
UTAH
APR 27 12 48 PM '81
BACKMAN
ABS & TITLE
REF
SCOTT DICKSON/ETH

JONCO, a Utah partnership
of Salt Lake City, County of Salt Lake, State of Utah, hereby
CONVEY and WARRANT to CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF
JESUS CHRIST OF LATTER-DAY SAINTS, A UTAH CORPORATION SOLE,

of _____ grantee
Ten and No/100-----and for other good and valuable consideration,----- DOLLARS,
the following described tract of land in Salt Lake County,
State of Utah:

The property described in this deed is being conveyed as a
gift from Grantor to Grantee.

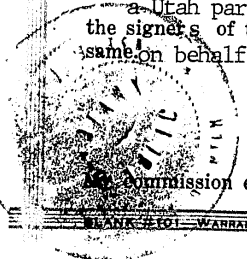
See Schedule "A" Attached Hereto

WITNESS, the hand of said grantor, this 17th day of
April, A. D. 1981.

Signed in the Presence of _____

By: IRMA W. MARGETTS
CHRISTINE MARGETTS ASTON
ELIZABETH M. MARGETTS
ROBERT MARGETTS
STATE OF UTAH, } ss.
County of Salt Lake

On the 17th day of April, A. D. 1981,
personally appeared before me IRMA W. MARGETTS, CHRISTINE MARGETTS ASTON, ELIZABETH M.
a Utah partnership, GREEN and ROBERT MARGETTS, partners of JONCO,
the signers of the within instrument, who duly acknowledged to me that they executed the
same on behalf of and by authority of said partnership.



Irma W. Margetts
Notary Public.
Residing in Salt Lake City, Utah

BOOK 5240 PAGE 1475

Recorded at Request of _____

at _____ M. Fee Paid \$ _____

by _____ Dep. Book _____ Page _____

Mail tax notice to _____ Address _____

3558094

WARRANTY DEED

KATIE L. EIXON
 RECORDER
 SALT LAKE COUNTY
 UTAH
 APR 27 12 48 PM '81
 \$ BAKKHAU ABS & TITLE
 REF _____
 Scott Dickkopf

JONCO, a Utah partnership, County of Salt Lake, State of Utah, hereby
 of Salt Lake City, County of Salt Lake, State of Utah, hereby
 CONVEY and WARRANT to CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF
 JESUS CHRIST OF LATTER-DAY SAINTS, A UTAH CORPORATION SOLE,

grantee
 for the sum of _____ DOLLARS,
 of _____
 Ten and No/100 and for other good and valuable consideration,
 the following described tract of land in Salt Lake County,
 State of Utah:

The property described in this deed is being conveyed as a gift from Grantor to Grantee.

See Schedule "A" Attached Hereto

WITNESS, the hand of said grantor, this 17th day of
 April, A. D. 1981.

Signed in the Presence of _____

JONCO, a Utah partnership,
 By: *Irma W. Margetts*
Christine Margetts Aston
Elizabeth M. Kahan
Robert Margetts

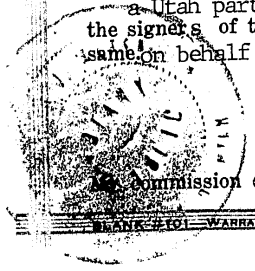
STATE OF UTAH,

County of Salt Lake } ss.

On the 17th day of April, A. D. 1981,
 personally appeared before me IRMA W. MARGETTS, CHRISTINE MARGETTS ASTON, ELIZABETH M.
 GREEN and ROBERT MARGETTS, partners of JONCO,
 a Utah partnership,
 the signers of the within instrument, who duly acknowledged to me that they executed the
 same on behalf of and by authority of said partnership.

Robert Margetts
 Notary Public.

My commission expires Sept. 24, 1982 Residing in Salt Lake City, Utah



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SCHEDULE "A"

The following described property is situated in the County of Salt Lake, State of Utah:

PARCEL 1:

BEGINNING at a point in the West line of Industrial Road, said point being 99.22 feet North 0°03'08" West and 25.0 feet South 89°56'52" West from a Salt Lake City Monument located at the intersection of the centerlines of 17th South Street and Industrial Road; said Monument being 2657.34 feet North 1600.17 feet West from the South quarter corner of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence North 0°03'08" West 100 feet; thence South 89°56'52" West 228.0 feet; thence South 0°03'08" East 100.0 feet; thence North 89°56'52" East 228.0 feet to the point of beginning.

PARCEL 2:

BEGINNING at a point North 0°03'08" West 454.4 feet and South 89°53'40" West 253.0 feet from a City Monument at the intersection of Industrial Road and 1700 South Street, said Monument being 2667.84 feet North and 1603.04 feet West from the South quarter corner of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence South 0°03'08" East 429.16 feet; thence South 89°56'52" West 141.73 feet; thence North 0°03'08" West 429.03 feet; thence North 89°53'40" East 141.73 feet to the point of beginning.

PARCEL 3:

BEGINNING at a point in the West line of Industrial Road, said point being 99.22 feet North 0°03'08" West and 25.0 feet South 89°56'52" West from a Salt Lake City Monument located at the intersection of 17th South Street and Industrial Road; said Monument being 2667.84 feet North and 1603.04 feet West from the South quarter corner of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian, and running thence South 89°56'52" West 228.0 feet; thence South 0°03'08" East 44.22 feet; thence North 89°56'52" East 96.50 feet; thence South 0°03'08" East 30.0 feet; thence North 89°56'52" East 106.49 feet; thence Northeasterly along the arc of a curve to the left (radius 25.0 feet, bearing North 0°03'08" West) 39.27 feet; thence North 0°03'08" West 49.22 feet to the point of beginning.

SUBJECT TO a right-of-way and easement over the West portion for a railroad track.

TOGETHER WITH rights of ingress and egress over, upon and across all roads and streets located within the area commonly known and described as The Remington Small Arms Plant property in Salt Lake City, Utah, and which are necessary for the convenience, use and occupancy of the hereinbefore described real property.

ALSO, TOGETHER WITH the right to use, in common with others, the present main line railroad trackage and all extensions thereof located within the area commonly known and described as The Remington Small Arms Plant property in Salt Lake City, Utah, and which are necessary for the convenience, use and occupancy of the hereinbefore described real property.

SUBJECT TO A RESERVATION in favor of the United States of America acting by and through Was Assets Administrator of all uranium, thorium, and all other materials determined pursuant to Sections 5 (B) (I) of the Atomic Energy Act of 1946 to be perculiarly essential to the production of fissionable material contained in whatever concentration indeposits in land together with the right to enter upon the land and prospect for, mine and remove the same as con-tained in that certain Quit-Claim Deed from the United States of America dated February 1, 1949, and recorded February 1, 1949, in Book 660, Page 163, Entry No. 1147189, of the records of the Salt Lake County, Utah.

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SCHEDULE "A" - Continued:

Page 2

SUBJECT TO AN EASEMENT in favor of Utah Power and Light Company for the continued operation, maintenance, repair, alteration, replacement or removal of all electric transmission and distribution circuits, poles, substations, switchtracks, transformers, guys, cross-arms, or other facilities and equipment attached thereon or affixed thereto for or incidental to the continued support, operation, maintenance, distribution circuits as now constructed on or across the property described herein, created by instrument dated February 1, 1949, and recorded February 1, 1949, in Book 660, Page 168, Entry No. 1147190, of the records of Salt Lake County, Utah.

SUBJECT TO EASEMENTS for sanitary sewer drainage system and sewer disposal water system in favor of Salt Lake Corporation as conveyed by L. S. Swaner and J. M. Wallace and recorded as Entry No. 1236199 to 1236203, inclusive, in Book 839, at Pages 171 to 184 inclusive, of the records of Salt Lake County, Utah, reference to which is hereby made for particular description.

SUBJECT TO A RESTRICTION that no building shall extend within 25 feet of Wallace Road and no loading dock shall be constructed within 50 feet thereof, as set forth in the Warranty Deed and Zions Security Corporation to Claron O. Spencer, Trustee, dated June 15, 1961, and recorded in Book 1860, Page 246, Entry No. 1810219, Official Records.

SUBJECT TO A RESTRICTION, as set forth in that certain Warranty Deed recorded January 17, 1962, as Entry No. 1822896, in Book 1882, Page 116, Official Records, executed by Zions Securities Corporation, Grantor, to Certified Warehouse and Transfer Company, a Utah Corporation, Grantee, for the benefit of Grantor and other owners in the adjoining area that no building shall extend within 15 feet of Wallace Road or within 25 feet of 1700 South, provided that no loading dock shall be constructed within 50 feet thereof and will be constructed in such a manner that the same may be used by large trailer trucks without blocking off any portion of the street adjacent thereto.

SUBJECT TO AN EASEMENT granted to The Mountain State Telephone and Telegraph Company as recorded October 10, 1980, in Book 5162, Page 1216, Entry No. 3488452, Official Records, being a 5 foot easement for its communication facilities, the South line of which begins at a point on the West line of Industrial Road, said point being 99.22 feet North 0°03'08" West and 25 feet South 89° 56'52" West from the Salt Lake City Monument located at the intersection of the centerlines of 17th South and Industrial Road; said monument being 2657.34 feet North and 1600.17 feet West from the South Quarter corner of Section 15, Township 1 South, Range 1 West, Salt Lake Base and Meridian; thence runs West 40 feet to end. ALSO; a five foot easement the centerline of which begins 310 feet North from said point; thence runs West 10 feet to end. ALSO; a five foot easement the centerline of which begins 675.61 feet North from said point; thence runs West 91 feet to end.

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