

WHEN RECORDED MAIL TO:
Syracuse City Corporation
1787 South 2000 West
Syracuse, UT 84075

NW-16-4N-2W

E 2040422 B 3692 P 70
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
12/23/2004 08:03 AM
FEE \$0.00 Pgs: 1
DEP RT REC'D FOR SYRACUSE CITY

SPECIAL WARRANTY DEED

Pleasant Valley Investments, LC, a Nevada limited liability company, Grantor

of Las Vegas, County of Clark, State of Nevada,

hereby CONVEYS and SPECIALLY WARRANTS against all claiming under or through Grantor, to

Syracuse City Corporation, Grantee

of Syracuse, County of Davis, State of Utah, for the sum of

Ten Dollars and other good and valuable considerations-----

the following described tract of land in Davis County, State of Utah, together with all rights and privileges appurtenant thereto, to-wit:

BEG AT A PT S 89^40'47" E 2242.65 FT FR THE W1/4 COR SEC 16-T4N-R2W, SLM; & RUN TH N 37^43'47" W 597.60 FT; TH N 33^56'55" W 218.45 FT; TH N 33^51' W 817.19 FT; TH W 594.20 FT; TH S 260.00 FT; TH W 703.00 FT TO THE E R/W LN OF 3000 W STR; TH N 0^09'27" E 709.51 FT; TH S 89^59'08" E 1378.43 FT; TH S 31^21'43" E 415.77 FT ; TH S 33^39'50" E 471.450 FT; TH S 33^53'43" E 450.00 FT; TH S 36^23'13" E 42.7 5 FT; TH S 37^43'47" E 794.57 FT; TH N 89^40'47" W 308.95 FT TO THE POB. CONT. 31.128 ACRES.

Parcel I.D. # 12-091-0081

Subject to Easements, Covenants, Restrictions, Rights, Rights of Way, and Reservations appearing of record and general and special taxes for the year 2005 and each year thereafter.

AND the Grantor hereby binds itself to warrant and defend the title as against the acts of Grantor and no other, subject to the matters above set forth.

WITNESS the hand of said Grantors, this 2nd day of December, 2004.

Signed in the presence of

Accepted and Approved by
Syracuse City Corporation

Mayor: Fred Panucel

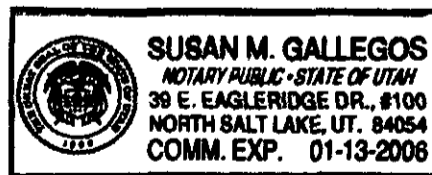
ATTEST: [Signature]
City Recorder

State of Utah)
)ss.
County of Davis)

Pleasant Valley Investments, L.C.

Its: Authorized Agent

[Signature]
By: NATHAN W. RUGSLEY



On the 2nd day of December, 2004, personally appeared before me NATHAN W. RUGSLEY who did say that is he the ^{Authorized Agent} of Pleasant Valley Investments, L.C., a Nevada Limited Liability Company and that the within and foregoing instrument was signed on behalf of said Limited Company by authority of its Articles of Organization and the said Leonard K. Arave duly acknowledged to me that said Limited Company executed the same.

[Signature]
Notary Public

Commission Expires: .

Residing at: