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RASHELLE HOBBS
RECORDER, SALT LAKE COUNTY, UTAH
CHARLES R. GARDNER
1300 THOMASWOOD DR
TALLAHASSEE FL 32308
BY: STA. DEPUTY - MA 4 P.

THIS INSTRUMENT PREPARED BY:
Charles R. Gardner
Gardner, Bist, Bowden, Bush, Dee,
LaVia & Wright, P.A.
1300 Thomaswood Drive
Tallahassee, FL 32308
(850) 385-0070

Tax Parcel: 14-26-476-033-0000

This *Quitclaim Deed* has been executed simultaneously with the execution of a *Certificate and Articles of Merger* and a *Plan of Merger* pursuant to which the Grantor and the Grantee are merging and the Grantee will be the surviving entity as a result of the merger. The sole beneficiary of the Grantor is the sole member of the Grantee. The property conveyed by this *Quitclaim Deed* is unencumbered.

QUITCLAIM DEED

This *QUITCLAIM DEED* is made, executed, and delivered as of midnight on December 31, 2019 (the "Effective Date"), by **WEC 97K-39 Investment Group**, a Delaware Business Trust, whose mailing address is P.O. Box 120, Hosford, Florida 32334 (the "Grantor"), to **Moore Family 1031 – UT, LLC**, a Florida limited liability company, whose mailing address is P.O. Box 120, Hosford, Florida 32334 (the "Grantee").

WITNESSETH:

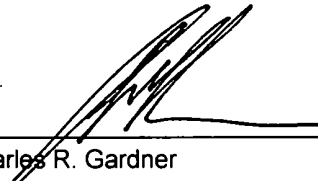
The Grantor, for good and valuable consideration, hereby releases and quitclaims to the Grantee, all the right, title, interest, claim and demand which the Grantor has in that parcel of land, situate, lying and being in the County of Salt Lake, State of Utah, more particularly described on the attached **Exhibit "A"** (the "Property").

The Grantee shall have all of the estate, right, title, or interest of the Grantor in the Property, in law and in equity.

The Grantor covenants and warrants that (a) the sole beneficiary of the Grantor has authorized this conveyance, (b) the undersigned Managing Trustee of the Grantor has full power and authority to protect, conserve, sell, lease, convey, encumber, and otherwise to manage and dispose of the Property, (c) the Property is not the homestead of the sole beneficiary of the Grantor, and (d) neither the Grantor nor the sole beneficiary of the Trust are insolvent and neither has ever filed for bankruptcy.

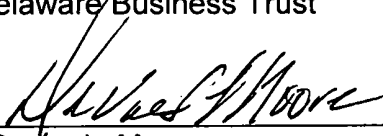
IN WITNESS WHEREOF, the Grantor has executed and delivered this *Quitclaim Deed* as of the Effective Date.

WITNESSES:

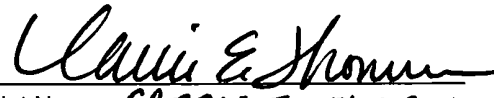


Charles R. Gardner

WEC 97K-39 Investment Group,
a Delaware Business Trust

By: 

Devoe L. Moore
Its: Managing Trustee

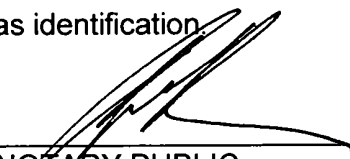


Print Name: CARRIE E. THOMSON

STATE OF FLORIDA,
COUNTY OF LEON.

The foregoing *Quitclaim Deed* was acknowledged, and sworn to and subscribed, before me by means of physical presence or online notarization this 20th day of December, 2019, by Devoe L. Moore as Managing Trustee of **WEC 97K-39 Investment Group**, a Delaware Business Trust, on behalf of said trust.

He is personally known by me; or
 He has produced his Florida Driver's License as identification.



NOTARY PUBLIC

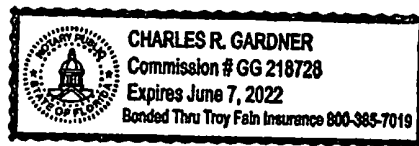


Exhibit "A"

BEGINNING at a point on the West line of 5600 West Street which point is North 0°09'50" West along the section line 354.24 feet and South 89°50'10" West 53.00 feet from the Southeast corner of Section 26, Township 1 South, Range 2 West, Salt Lake Base and Meridian; thence South 89°50'10" West 170.00 feet; thence North 0°09'50" West 2.50 feet; thence South 89°50'10" West 139.50 feet; thence North 0°09'50" West 4.88 feet; thence South 89°50'10" West 197.40 feet; thence North 0°08'47" West 2.85 feet; thence South 89°58'47" West 131.15 feet; thence South 0°00'50" East 169.50 feet; thence North 89°59'10" East 94.83 feet; thence South 44°56'01" East 52.12 feet; thence South 0°08'47" East 116.60 feet to the North line of 3500 South Street; thence North 89°59'10" East along said North line 60.00 feet; thence North 0°08'47" West 120.30 feet; thence North 89°50'10" East 137.46 feet; thence South 0°09'50" East 120.66 feet to the North line of 3500 South Street; thence North 89°59'10" East along said North line 139.50 feet; thence North 0°09'50" West 183.00 feet; thence North 89°59'10" East 170.00 feet to the West line of 5600 West Street; thence North 0°09'50" West along said West line 131.10 feet to the POINT OF BEGINNING.

TOGETHER WITH the easements for utilities and ingress and egress as created and described in that certain Fifth Amendment to and Total Restatement of Declaration of Restrictions and Grant of Easements dated October 27, 1992 and recorded December 16, 1992 as Entry No. 5396348 of Official Records.

ALSO TOGETHER WITH that certain Declaration of Covenants and Grant of Easement, dated October 6, 1984 and recorded November 2, 1984, as Entry No. 4012145, in Book 5604 page 236. BEING the same premises conveyed unto Payless Drug Stores Northwest, Inc., a Maryland Corporation, by GFI, Ltd., II-WVC Investments Ltd., a Utah Limited Partnership, by Warranty Deed dated November 4, 1992 and recorded December 16, 1992 in Book 6574, Page 0073 in the Recorder's Office of Salt Lake County, Utah.

LESS AND EXCEPT those three (3) parcels of land conveyed to the Utah Department of Transportation for the widening of 3500 South Street described as follows:

Parcel 0085:9019:

A parcel of land in fee for the construction of the highway known as the Mountain View Corridor, being part of an entire tract of property situate in the SE1/4 SE1/4 of Section 26, Township 1 South, Range 2 West, Salt Lake Base & Meridian. The boundaries of said parcel of land are described as follows:

Beginning at a point in the northerly right of way line of 3500 South Street, which point is 40.00 feet North 00°09'50" West along the section line and 499.99 feet South 89°59'35" West from the Southeast Corner of said Section 26, said point is also approximately 58.79 feet perpendicularly distant northerly from the 3500 South Street Control Line opposite engineer station 3526+01.19; and running thence South 89°59'35" West (North 89°59'10" East by record) 60.00 feet along said northerly right of way line to a westerly boundary line of said entire tract; thence North 00°08'22" West (South 00°08'47" East by record) 13.00 feet along said westerly boundary line to a point approximately 74.87 feet perpendicularly distant northerly from said control line opposite engineer station

3525+42.09; thence South 85°17'02" East 60.22 feet to an easterly boundary line of said entire tract at a point approximately 66.79 feet perpendicularly distant northerly from said control line; thence South 00°08'22" East (North 00°08'47" West by record) 8.04 feet along said easterly boundary line to the point of beginning.

Parcel 0085:9019:2:

A parcel of land in fee for the construction of the highway known as the Mountain View Corridor, being part of an entire tract of property situate in the SE1/4 SE1/4 of Section 26, Township 1 South, Range 2 West, Salt Lake Base & Meridian. The boundaries of said parcel of land are described as follows:

Beginning at a point in the northerly right of way line of 3500 South Street, which point is 40.00 feet North 00°09'50" West along the section line and 223.00 feet South 89°59'35" West from the Southeast Corner of said Section 26, said point is also 55.00 feet perpendicularly distant northerly from the 3500 South Street Control Line opposite approximate engineer station 3528+75.33; and running thence North 00°09'50" West 2.50 feet to a 57.50 feet perpendicularly distant northerly from said control line opposite approximate engineer station 3528+75.32; thence South 89°59'35" West 139.49 feet to a westerly boundary line of said entire tract, at a point approximately 57.53 feet perpendicularly distant from said control line opposite engineer station 3527+36.09; thence South 00°09'25" East (South 00°09'50" East by record) 2.50 feet to said northerly right of way line of 3500 South Street; thence North 89°59'35" East (North 89°59'10" East by record) 139.49 feet along a line parallel with said control line and said northerly right of way line to the point of beginning.

Parcel 0085:9019:3:

A parcel of land in fee for the construction of the highway known as the Mountain View Corridor, being part of an entire tract of property situate in the SE1/4 SE1/4 of Section 26, Township 1 South, Range 2 West, Salt Lake Base & Meridian. The boundaries of said parcel of land are described as follows:

Beginning at a point in the westerly right of way line of 5600 West Street, which point is 354.24 feet North 00°09'50" West along the section line and 53.00 feet South 89°50'10" West from the Southeast Corner of said Section 26, said point is also 53.00 feet perpendicularly distant westerly from the 5600 West Street Control Line opposite approximate engineer station 5612+34.44; and running thence South 00°09'50" East 131.09 feet along a line parallel with the control line and said westerly right of way line of 5600 West Street to a southerly boundary line of said entire tract; thence South 89°59'35" West (North 89°59'10" East by record) 23.50 feet along said southerly boundary line to a point 76.50 feet perpendicularly distant westerly from said control line opposite engineer station 5611+03.41; thence North 00°09'50" West 131.03 feet along a line parallel with said control line to then northerly boundary line of said entire tract, at a point opposite engineer station 5612+34.44; thence North 89°50'10" East 23.50 feet along said northerly boundary line to the point of beginning.