

01-022-001120012
PLATTED BY VERIFIED
ENTERED MICROFILMED
850

WHEN RECORDED, PLEASE RETURN TO: 10-16261

Victor A. Taylor, Esq.
Kimball, Parr, Crockett & Waddoups
185 South State Street, Suite 1300
Salt Lake City, Utah 84111

DOUG ENLIS
RECORDED
Charles Chase
MAY 12 4 16 PM '88

FILED AND RECORDED FOR
HOME ABSTRACT

WARRANTY DEED

THIS WARRANTY DEED is executed as of the 11th day of May, 1988, by WILLARD Z. MAUGHAN and RUSSELL C. MAUGHAN (collectively, "Grantors"), whose address is c/o The Home Abstract and Title Co. Inc, First Security Bank Building, Suite 200, Ogden, Utah 84401, in favor of BOYER-WASHINGTON BOULEVARD ASSOCIATES NO. 2, a Utah limited partnership ("Grantee"), whose address is 675 East 500 South, Suite 600, Salt Lake City, Utah 84102.

WITNESSETH:

FOR THE SUM OF TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantors hereby convey and warrant to Grantee that certain real property located in the County of Weber, State of Utah, more particularly described as follows:

PARCEL 1: (01-022-0011)

A part of Lot 5, Block 26, Plat "A", Ogden City Survey, beginning at the Southwest corner of said Lot 5, and running thence North 82.5 feet; thence East 132 feet; thence South 82.5 feet; thence West 132 feet to the place of beginning.

PARCEL 2: (01-022-0012)

A part of Lot 5, Block 26, Plat "A", Ogden City Survey, beginning at a point 82.5 feet North of the Southwest corner of said Lot, and running thence North 52.5 feet; thence East 132 feet, more or less, to the East line of said Lot 5; thence South 52.5 feet; thence West 132 feet, more or less, to the point of beginning.

6007 1599 2001357

IN WITNESS WHEREOF, Grantors have executed this Warranty Deed in favor of Grantee as of the date first set forth above.

GRANTORS:

Willard Z. Maughan
WILLARD Z. MAUGHAN

Russell C. Maughan
RUSSELL C. MAUGHAN

STATE OF UTAH)
) : ss
COUNTY OF Weber)

On the 11 day of May, 1988, personally appeared before me Willard Z. Maughan, the signer of the above instrument, who duly acknowledged to me that he executed the same.

[Signature]
NOTARY PUBLIC
Residing in Davis County, Utah

My Commission Expires:
2-1-91



STATE OF UTAH)
) : ss
COUNTY OF Weber)

On the 11 day of May, 1988, personally appeared before me Russell C. Maughan, the signer of the above instrument, who duly acknowledged to me that he executed the same.

[Signature]
NOTARY PUBLIC
Residing in Davis County, Utah

My Commission Expires:
2-1-91



boy-mau/deed.vat
May 10, 1988

1539 204338

PREPARED BY AND WHEN
RECORDED RETURN TO:

Victor A. Taylor, Esq.
Parr Waddoups Brown Gee & Loveless
185 South State Street, Suite 1300
Salt Lake City, Utah 84111-1536
telephone: (801) 532-7840
telecopier: (801) 532-7750

WARRANTY DEED

[The Municipal Building Authority of Ogden City, Utah/Boyer-Washington
Boulevard Associates No. 2, Ltd.]

THIS INSTRUMENT is executed as of the 21st day of November, 2000, by THE MUNICIPAL BUILDING AUTHORITY OF OGDEN CITY, UTAH, a Utah nonprofit corporation ("Grantor"), whose address is 2549 Washington Boulevard, Suite 720, Ogden, Utah 84401, in favor of BOYER-WASHINGTON BOULEVARD ASSOCIATES NO. 2, LTD., a Utah limited partnership ("Grantee"), whose address is 127 South 500 East, Suite 100, Salt Lake City, Utah 84102.

FOR THE SUM OF TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are acknowledged, Grantor hereby conveys and warrants to Grantee certain real property located in Weber County, Utah, described as follows:

[Sidwell No. 01-083-0002, No. 01-083-0003, No. 01-083-0004 and No. 01-083-0007]

Units Nos. 102, 201, 301 and 502 contained within the Ogden City Centre Condominium Project, as the same is identified in the Record of Survey Map recorded in Weber County, Utah as Entry No. 1206747 (as said Record of Survey Map may have heretofore been amended or supplemented) and in the Declaration of Condominium of the Ogden City Centre Condominium Project recorded in Weber County, Utah as Entry No. 1206749 in Book 1649 at Page 371 (as said Declaration may have heretofore been amended or supplemented). TOGETHER WITH the undivided ownership interest in said Project's Common Areas and Facilities that is appurtenant to said Units as more particularly described in said Declaration.

SUBJECT TO current taxes and assessments and all rights-of-way, easements, covenants, conditions and restrictions of record.

E# 1740991 BK2105 PG218
DOUG CROFTS, WEBER COUNTY RECORDER
07-DEC-00 2:37 PM FEE \$15.00 DEP JPM
REC FOR: LEGACY.LAND.TITLE



W2778767

E# 2778767 PG 1 OF 3
Leann H. Kilts, WEBER COUNTY RECORDER
18-Feb-16 0326 PM FEE \$14.00 DEP KL
REC FOR: NATIONAL TITLE AGENCY OF UTAH, IN
ELECTRONICALLY RECORDED

When Recorded, mail to:
GRANTEE
% THE BOYER COMPANY
101 South 200 East, Ste 200
Salt Lake City, UT 84111

Parcel No UTWE-0305
File # 56924
Tax ID Nos. 01-083-0001, 01-083-0005
Escrow No. 15-2018

Special Warranty Deed

Rocky Mountain Power, an unincorporated division of PacifiCorp, Successor in Interest to Utah Power & Light Company, organized and existing under the laws of the State of Utah, with its principal office at 1407 West North Temple Street, Suite 110, Salt Lake City, County of Salt Lake, State of Utah, GRANTOR, hereby conveys and warrants, against all claiming by, through or under it to:

Boyer-Washington Boulevard Associates No. 2, LTD., GRANTEE,

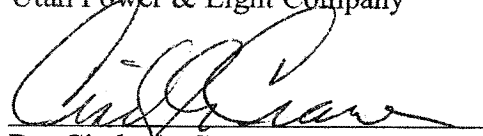
for the sum of TEN DOLLARS and other good and valuable consideration the following described tract of land in Weber County, State of Utah:

See Exhibit "A" Attached Hereto and By Reference To Be Made a Part Hereof

Said property shall be subject to easements, restrictions and rights of way currently of record and/or enforceable in law and equity and the general property taxes for the year and thereafter.

IN WITNESS WHEREOF, said Grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers, this 3 day of December, 2015

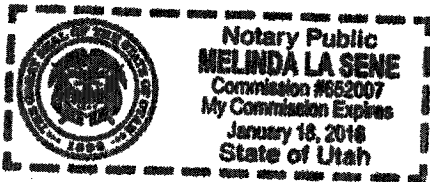
Rocky Mountain Power, an
unincorporated division of
PacifiCorp, Successor in Interest to
Utah Power & Light Company



By: Cindy A. Crane
Its: President & CEO

STATE OF UTAH)
)ss.
County of Salt Lake)

On the 3 day of December, 2015, personally appeared before me Cindy A. Crane, who being by me duly sworn, did say that he is the President & CEO of Rocky Mountain Power, Successor in Interest of Utah Power & Light Company, and that the foregoing instrument was signed in behalf of said corporation by authority of a resolution of its Board of Directors, and the said President & CEO acknowledged to me that said corporation executed the same.



NOTARY PUBLIC

My Commission Expires: January 18, 2016

EXHIBIT "A"

Units 101 and 401 contained within OGDEN CITY CENTRE AMENDED, a Utah Condominium Project, as the same is identified in the Record of Survey Map recorded in Weber County, Utah, as Entry No. 1206747 (as said Record of Survey Map may have heretofore been amended or supplemented) and in the Declaration of Condominium of the Ogden City Centre Condominium Project recorded in Weber County, Utah, as Entry No. 1206749 in Book 1649 at Page 371 (as said Declaration may have hereto been amended or supplemented).

Together with the undivided ownership interest in said Project's Common Areas and Facilities that is appurtenant to said Units as more particularly described in said Declaration.