

10999673
7/29/2010 9:11:00 AM \$12.00
Book - 9844 Pg - 4257-4258
Gary W. Ott
Recorder, Salt Lake County, UT
FOUNDERS TITLE
BY: eCASH, DEPUTY - EF 2 P.

FOUNDERS TITLE COMPANY NO. F-00079430

WHEN RECORDED MAIL TO:
Miller Family Real Estate, L.L.C.
9350 South 150 East #1000
Sandy, UT 84070

SPECIAL WARRANTY DEED
(CORPORATE FORM)

GARFF ENTERPRISES, INC., a corporation organized and existing under the laws of the State of Utah, grantor, with its principal office at **405 South Main Street #1200, Salt Lake City, County of Salt Lake, State of Utah**, hereby CONVEYS and WARRANTS only as against all claiming by, through or under it to **MILLER FAMILY REAL ESTATE, L.L.C., a Utah limited liability company, grantee of 9350 South 150 East #1000 Sandy, UT 84070** 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 the Northeast corner of Lot 37, Utah Auto Mall Phase 1 Subdivision as recorded with the office of the Salt Lake County Recorder, said point being North 00° 00' 14" West 1155.10 feet and West 229.470 feet from the Southeast corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian, and running thence South along the East line of said Lot 37 234.474 feet to the Southeast corner of said Lot 37; thence West 149.990 feet to the Southeast corner of Lot 36 of said Utah Auto Mall Phase 1 Subdivision; thence North along the West line of said Lot 36 311.330 feet; thence East 149.990 feet; thence South 76.856 feet to the point of beginning.


The following is shown for information purposes only: 27-13-478-010

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at lawful meeting duly held and attended by a quorum.

In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 27 day of **July**, 2010.

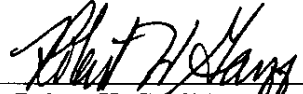
SUBJECT TO easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year **2010** and thereafter.

Attest:



Secretary


GARFF ENTERPRISES, INC.



By: Robert H. Garff, President

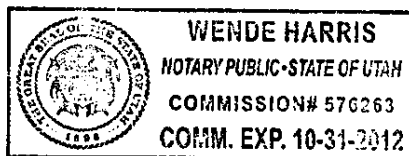
STATE OF UTAH)
(ss
COUNTY OF SALT LAKE)

On the 27 day of **July, 2010**, personally appeared before me **Robert H. Garff**, who, being by me duly sworn, did say that he is the **President of GARFF ENTERPRISES, INC.** and that the said instrument was signed in behalf of said corporation by authority of it's by laws and the aforesaid officers acknowledged to me that said corporation executed the same.


Notary Public

Commission Expires: 10-31-2012 Residing In: SLC, UT

ftc/swd-e 4/18/02



10999677
7/29/2010 9:11:00 AM \$13.00
Book - 9844 Pg - 4265-4266
Gary W. Ott
Recorder, Salt Lake County, UT
FOUNDERS TITLE
BY: eCASH, DEPUTY - EF 2 P.

FOUNDERS TITLE COMPANY NO. F-00079394

WHEN RECORDED MAIL TO:
MILLER FAMILY REAL ESTATE, L.L.C.
9350 South 150 East #1000
Sandy, UT 84070

SPECIAL WARRANTY DEED
(CORPORATE FORM)

SATURN OF SALT LAKE, INC., a corporation organized and existing under the laws of the State of Utah, grantor, with its principal office at 1106 Stansbury Way, Salt Lake City, County of Salt Lake, State of Utah, hereby CONVEYS and WARRANTS only as against all claiming by, through or under it to MILLER FAMILY REAL ESTATE, L.L.C., a Utah limited liability company, grantee of 9350 South 150 East #1000 Sandy, UT 84070 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:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at lawful meeting duly held and attended by a quorum.

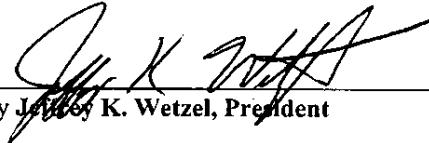
In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 27 day of July, 2010.

SUBJECT TO easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year 2010 and thereafter.

Attest:

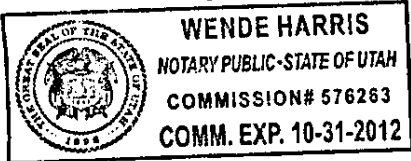
SATURN OF SALT LAKE, INC.

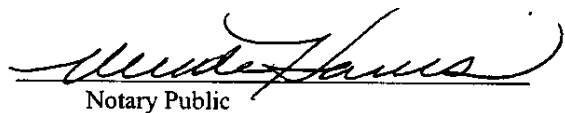
Secretary


By Jeffrey K. Wetzel, President

STATE OF UTAH)
 (ss
COUNTY OF SALT LAKE)

On the 27 day of July, 2010, personally appeared before me JEFFREY K. WETZEL, who, being by me duly sworn, did say that he is the **PRESIDENT** of SATURN OF SALT LAKE, INC. and that the said instrument was signed in behalf of said corporation by authority of it's by-laws and the aforesaid officer acknowledged to me that said corporation executed the same.




Notary Public

Commission Expires: 10-31-2012

Residing In: SLC, UT

**LEGAL DESCRIPTION
EXHIBIT "A"**

A portion of land located in the Southwest corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian, Salt Lake County, Utah, being more particularly described as follows:

Beginning on the Westerly right-of-way line of State Street, said point being the Northeast corner of the Utah Auto Mall Phase 1 Subdivision, as recorded with the office of the Salt Lake County Recorder, said point also being South $87^{\circ} 49' 05''$ East 134.930 to a found brass cap monument at the intersection of 10600 South Street and State Street and South $00^{\circ} 03' 19''$ East 1,483.321 feet along the monument line of State Street and South $89^{\circ} 56' 41''$ West 49.500 feet from the East quarter corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian, and running thence Southerly and Westerly along the boundary of said Utah Auto Mall Phase 1 Subdivision the following five (5) courses: (1) South $00^{\circ} 03' 19''$ East 191.440 feet to a point of curvature; (2) Southwesterly along the arc of a 36.000 foot radius curve to the right through a central angle of $90^{\circ} 03' 19''$ a distance of 56.583 feet; (3) West 213.948 feet; (4) South 7.000 feet; (5) West 66.369 feet to the Southeast corner of Lot 37 of said Utah Auto Mall Phase 1 Subdivision; thence North along the East line of said Lot 37, 311.330 feet; thence West 149.990 feet to a point on the East line of Lot 36 of said Utah Auto Mall Phase 1 Subdivision; thence North along said East line of Lot 36, 89.897 feet to a point on the South line of Carlson Subdivision Amended (Amending and Extending Parcel 1), as recorded with the office of The Salt Lake County Recorder, said point being the Northeast corner of said Lot 36; thence Easterly and Southerly along said South line of Carlson Subdivision Amended the following three (3) courses: (1) East 341.19 feet (record) (measured as 342.129 feet); (2) South $01^{\circ} 07' 48''$ East 77.02 feet (record) (measured as South $00^{\circ} 03' 30''$ East 74.800 feet); (3) North $89^{\circ} 49' 58''$ East 123.33 feet (record) (measured as North $89^{\circ} 28' 30''$ East 123.830 feet) to a point on the West right-of-way line of State Street; thence South $00^{\circ} 03' 19''$ East along said West line of 90.10 feet (record) (measured as 93.09 feet) to the point of beginning.

The following is shown for information purposes only: 27-13-478-009