

WHEN RECORDED RETURN TO:

GRANTEE
1188 W. SPORTSPLEX DR #230
KAYSVILLE, UT 84037



W2452404

E# 2452404 PG 1 OF 8
ERNEST D ROWLEY, WEBER COUNTY RECORDER
31-DEC-09 343 PM FEE \$27.00 DEP SC
REC FOR: FOUNDERS TITLE COMPANY - SYRAC
ELECTRONICALLY RECORDED

part 05-148-0012

WARRANTY DEED
(Special) D-43796

AUTOLIV ASP, INC., an Indiana corporation (formerly known as MORTON INTERNATIONAL, INC., an Indiana Corporation pursuant to articles of merger dated on or about April 4, 1989) ("Grantor"), for Ten Dollars and other valuable consideration, conveys and warrants against all claiming by, through or under Grantor, to AIR IND, LLC, a Utah limited liability company ("Grantee") whose address is 1188 West Sportsplex Drive, Suite 230, Kaysville, Utah 84037, all of that certain real property owned by Grantor located in Weber County, State of Utah, and more particularly described on Exhibit "A" attached hereto and incorporated herein (the "Property"), subject to and

RESERVING UNTO GRANTOR, its successors and assigns as owners and/or tenants of Grantor's remaining real property which is more particularly described on Exhibit "B" attached hereto and incorporated herein (the "Retained Property"), a perpetual nonexclusive easement for the construction, installation, use, operation, maintenance, repair and replacement, all at Grantor's expense, of an underground fiber optic or similar communications line, such easement to be located and exist over, across and under that certain portion of the Property located seven and one half feet (7.5) feet on either side of the fiber optic line currently installed, located approximately on the center line of such easement which is legally described more or less on Exhibit "C" attached hereto and incorporated by reference, and

Further reserving unto Grantor, its successors and assigns as owners and/or tenants of Grantor's Retained Property, a perpetual, nonexclusive easement for the diversion, drainage, movement, storage and retention of surface storm water, over and across that certain real property described on Exhibit "C" attached hereto and incorporated herein, whether by ditch, pipe, culvert or other collection facilities, together with the right to construct, maintain, repair and replace such drainage and collection facilities and a retention pond or basin at the location more particularly described in Exhibit "C" hereto, and cross-hatched on the site map which is attached as Exhibit "D" hereto and incorporated herein, and

Further, subject to such ordinary and customary easements and rights of way for utilities, access and provision of water and sewer as are ordinary and customary, and non-delinquent taxes and assessments.

DATED this 31 day of December, 2009.

"GRANTOR"

AUTOLIV ASP, INC., an Indiana corporation
Formerly known as MORTON
INTERNATIONAL, INC., an Indiana
corporation.

By Michael J. Ward
Name: Michael J. Ward
Title: President ASP

5

STATE OF Utah)
COUNTY OF Weber) : ss.

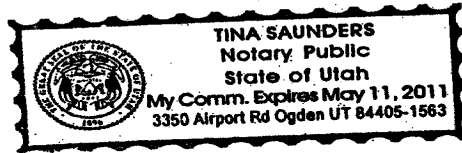
On the 31 day of December, 2009, personally appeared before me Michael Ward who acknowledged to me that (s)he executed the foregoing instrument as the duly authorized President (title) of Autoliv ASP, Inc., an Indiana corporation, and that said corporation thereby executed the same.

Tina Saunders
Notary Public
Residing at: 3350 Airport Rd.

SEAL

My Commission Expires: May 11, 2011

1047183v1/LGM



Legal Description of Air Ind Property

05-148-0019 (05-143-0021, 0018) (05-148-0012)

A part of the North Half of Section 6, Township 5 North, Range 1 West, Salt Lake Base & Meridian, U.S. Survey:

Beginning at a point 441.92 feet South 0°22'52" West along the Quarter Section line from the North Quarter corner of said Section and running thence South 0°22'52" West 27.43 feet along said Quarter Section line to the Northwesterly right of way line of Interstate 15; thence South 20°11'47" East 306.26 feet along said right of way line; thence South 67°36'18" West 162.01 feet; thence North 75°43'44" West 129.09 feet; thence South 85°14'32" West 82.63 feet; thence North 59°35'42" West 81.83 feet; thence North 75°43'44" West 43.15 feet; thence North 14°19'52" East 323.29 Feet thence North 22°04'52" East 249.65 feet; thence South 44°05'08" East 232.70 feet; thence South 19°59'08" East 82.84 feet to the point of beginning.

Contains 3.938 Acres

Together with the following Parking and Access Easement:

A part of the North Half of Section 6, Township 5 North, Range 1 West, Salt Lake Base & Meridian, U.S. Survey:

Beginning at a point 469.35 feet South 0°22'52" West along the Quarter Section line to the northwesterly right of way line of Interstate 15 and 306.26 feet South 20°11'47" East along said right of way line from the North Quarter corner of said Section and running thence South 20°11'47" East 53.11 feet along said right of way line to a point on a fence line extended; thence South 71°45'15" West 173.35 feet along said fence line extended and an existing fence line to a building corner; thence North 75°34'46" West 101.61 feet along said building; thence North 15°11'07" East 4.57 feet; thence North 75°49'33" West 11.64 feet; thence Southwesterly along the arc of a 29.00 foot radius curve to the left a distance of 18.90 feet (long chord bears South 85°30'26" West 18.56 feet); thence South 66°50'24" West 19.91 feet; thence Northwesterly along the arc of 56.25 foot radius curve to the right a distance of 52.32 feet (long chord bears North 86°30'55" West 50.45 feet); thence North 59°52'13" West 133.73 feet; thence Northwesterly along the arc of a 42.64 foot radius curve to the left a distance of 18.22 feet (long chord bears North 72°06'53" West 18.08 feet); thence North 14°19'52" East 21.04 feet; thence South 75°43'44" East 43.15 feet; thence South 59°35'42" East 117.98 feet; thence Southeasterly along the arc of a 26.25 foot radius curve to the left a distance of 24.06 feet (long chord bears South 85°51'02" East 23.23 feet); thence North 67°53'36" East 55.47 feet; thence South 75°43'44" East 104.95 feet; thence North 67°36'18" East 162.01 feet to the point of beginning.

EXHIBIT B**Legal Description of Autoliv Property**

05-148-0020 (05-148-0012)(05-143-0012)

A part of the North Half of Section 6, Township 5 North, Range 1 West, Salt Lake Base & Meridian, U.S. Survey:

Beginning at a point 469.35 feet South 0°22'52" West along the Quarter Section Line to the Northwest right of way line of Interstate 15 and 306.26 feet South 20° 11 '47" East along said Northwesterly right of way line from the North Quarter corner of said Section and running thence South 20°11 '47" East 465.75 feet along said Northwesterly right of way line to the Northerly line of the Union Pacific Railroad Property; thence three (3) courses along said Northerly line as follows South 38°50' 12" West 436.31 feet; North 0°22'52" East 85.48 feet and South 38°26'52" West 1275.62 feet; thence North 14° 19'52" East 1760.61 feet; thence South 75°43'44" East 43. 15 feet; thence South 59°35'42" East 81.83 feet; thence North 85°14'32" East 82.63 feet; thence South 75°43'44" East 129.09 feet; thence North 67°36' 18" East 162.0 I feet to the point of beginning

Contains 15.987 Acres

Subject to the Following Parking and Access Easement:

A part of the North Half of Section 6, Township 5 North, Range 1 West, Salt Lake Base & Meridian, U.S. Survey:

Beginning at a point 469.35 feet South 0°22'52" West along the Quarter Section line to the northwesterly right of way line of Interstate 15 and 306.26 feet South 20°11'47" East along said right of way line from the North Quarter corner of said Section and running thence South 20°11 '47" East 53.11 feet along said right of way line to a point on a fence line extended; thence South 71°45'15" West 173.35 feet along said fence line extended and an existing fence line to a building corner; thence North 75°34'46" West 101.61 feet along said building; thence North 15° 11'07" East 4.57 feet; thence North 75°49'33" West 11.64 feet; thence Southwesterly along the arc of a 29.00 foot radius curve to the left a distance of 18.90 feet (long chord bears South 85°30'26" West 18.56 feet); thence South 66°50'24" West 19.91 feet; thence Northwesterly along the arc of 56.25 foot radius curve to the right a distance of 52.32 feet (long chord bears North 86°30'55" West 50.45 feet); thence North 59°52' 13" West 133.73 feet; thence Northwesterly along the arc of a 42.64 foot radius curve to the left a distance of 18.22 feet (long chord bears North 72°06'53" West 18.08 feet); thence North 14°19'52" East 21.04 feet; thence South 75°43'44" East 43.15 feet; thence South 59°35'42" East 117.98 feet; thence Southeasterly along the arc of a 26.25 foot radius curve to the left a distance of 24.06 feet (long chord bears South 85°51 '02" East 23.23 feet); thence North 67°53'36" East 55.47 feet; thence South 75°43'44" East 104.95 feet; thence North 67°36'18" East 162.01 feet to the point of beginning.

EXHIBIT C

Fiber Optic Easement

**15.00' TELEPHONE LINE EASEMENT
NORTH PARCEL**

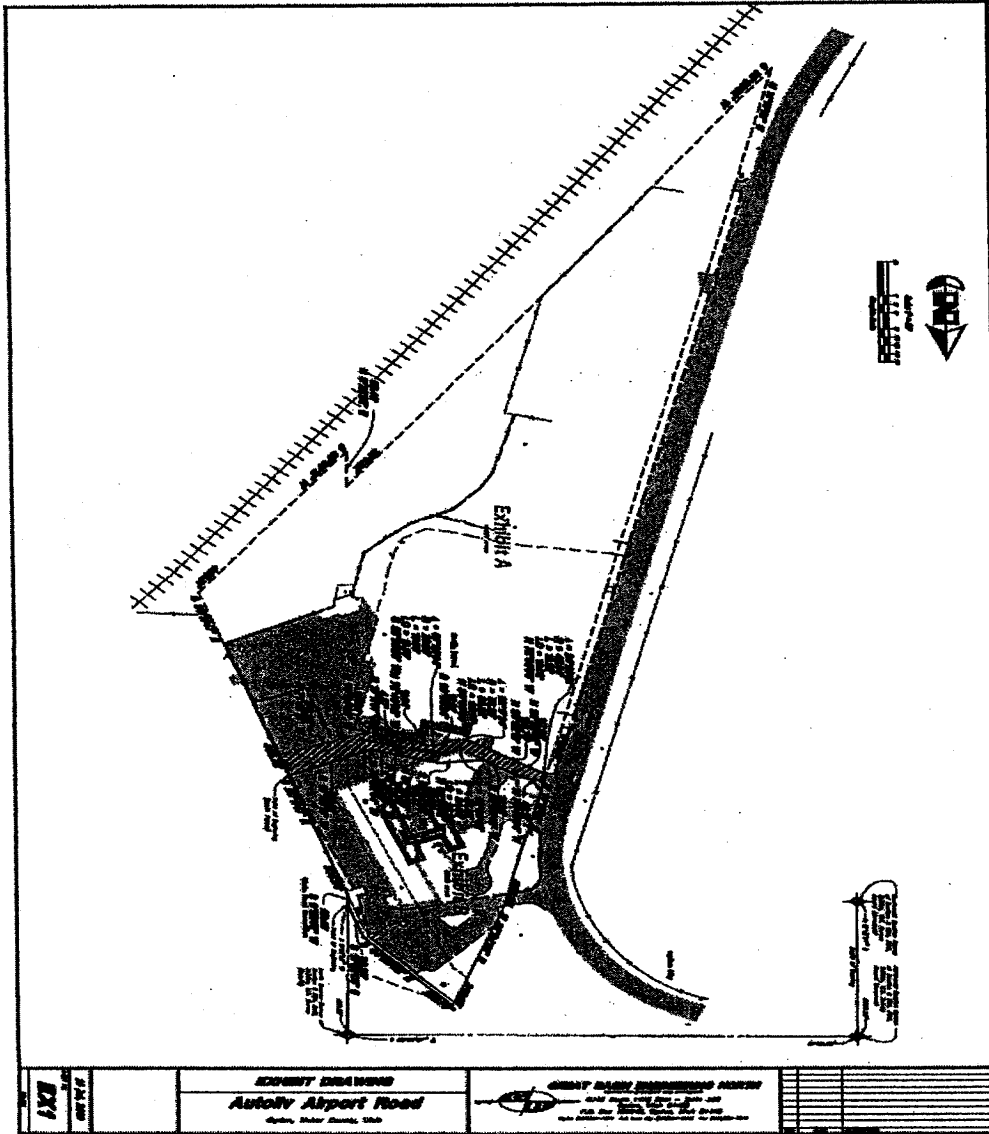
A 15 foot wide utility easement, being 7.5 feet either side of the following described centerline:

Beginning at a point 2423.28 feet South 89°39'37" East and 267.78 feet South 0°20'23" West from the North Quarter corner of Section 6, Township 5 North, Range 1 West, Salt Lake Base and Meridian, U.S. Survey; and running thence South 48°36'26" East 35.33 feet; thence South 23°01'36" East 478.42 feet; thence South 2°38'58" East 70.84 feet.

05-143-0001 ✓

EXHIBIT D

Site Plan



EX-1	EXHIBIT DRAWINGS	ASTOR AIRPORT ROAD Astor, Idaho County, Idaho	ASTOR AIRPORT ROAD Astor, Idaho County, Idaho
	ASTOR AIRPORT ROAD		

Name Searched On:
AUTOLIV (Legal)

Current Information

Entity Legal Name:
AUTOLIV ASP, INC.

Entity Address:
3350 Airport Road, M/S A9130, OGDEN, UT 84405

General Entity Information:

Control Number: **1989040123**
Status: **Active**
Entity Type: **For-Profit Domestic Corporation**

Entity Creation Date: **4/4/1989**
Entity Date to Expire:
Entity Inactive Date:

This entity is current with Business Entity Report(s).

Other Names for this Entity:

Date	Name (Type)
5/1/1997	MORTON INTERNATIONAL, INC. (Former)
5/1/1997	MORTON INTERNATIONAL, INC. (Former)

Registered Agent(name, address, city, state, zip):
CT Corporation System
251 E. Ohio Street Suite 1100
Indianapolis, IN 46204

Principals(name, address, city, state, zip - when provided)
Michael Ward
President
3350 Airport Road M/S A9130
OGDEN, UT 84405

Michael Anderson
Secretary
3350 Airport Road M/S A9130
OGDEN, UT 84405

Ryan C. Woolf
Treasurer
3350 Airport Road
Ogden, UT 84405

Thomas Hartman
Vice President
3350 Airport Road
Ogden, UT 84405

Transactions:

Date Filed	Effective Date	Type
04/04/1989	04/04/1989	Articles of Incorporation
06/09/1989	06/09/1989	Articles of Amendment
06/13/1989	06/13/1989	Articles of Amendment
08/02/1990	09/01/1990	Articles of Merger
06/29/1992	06/29/1992	Articles of Merger
06/30/1992	06/29/1992	Miscellaneous
06/29/1992	06/29/1992	Articles of Merger
04/28/1997	05/01/1997	Articles of Merger
09/04/2000	09/04/2000	Notice of Change of Registered Office or Registered Agent
07/06/2004	07/02/2004	Notice of Change of Registered Office or Registered Agent

Corporate Reports:


Years Paid

1990 1991 1992 1993 1994 1995 1997 1999 2001 2003 2005 2007 2008

Years Due

None

Additional Services Available:

	<p>Generate an official Certificate of Existence/Authorization. There is a fee of \$20.00 for <i>accessIndiana</i> subscribers and a fee of \$21.00 for credit card users. Example Certificate</p>
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NEW SEARCH

All the entity information captured by the Indiana Secretary of State, pursuant to law, is displayed on the Internet. For further information, please call our office at 317-232-6576. Copies of actual corporate documents can also be [downloaded online](#).

If you encounter technical difficulties while using these services, please contact the *accessIndiana* Webmaster.

If you are unable to find the information you need through the resources provided on this web site, contact Secretary of State Todd Rokita's Business Services Division at 317-232-6576.

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