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Recorded SEP 1 3 1974 A Request of SECURITY TITLE COMPANY
Fee Paid, JERADEAN MARTIN
Recorder, Salt Lake County, Utah
SPECIAL WARRANTY DESIGNATION By Deput

SCURIT THE COMPANY HY

T. E. JEREMY, also known as THOMAS E. JEREMY, and REBECCA D. JEREMY, his wife, of Salt Lake City, Utah, and GRACE J. CASSADAY of Long Beach, California, GRANTORS, hereby convey and warrant against all claiming by, through or under them, to

JELCO, INCORPORATED, a Utah corporation, an undivided one-half (1/2) interest,

and to

G. J. GARLICK and ELAINE H. GARLICK, his wife, of American Fork, Utah, as joint tenants and not as tenants in common with full right of survivorship, an undivided one-half (1/2) interest,

GRANTEES, for the sum of TEN DOLLARS (\$10.00) and other good, valuable and adequate consideration, the following described parcel of land situated in Salt Lake County, State of Utah, towit:

Beginning at the Northwest corner of Section 36, TlN, R2W, SLB&M; thence North 89° - 58' East along the Section Line 2638.87 feet to the North quarter corner of Section 36, T1N, R2W, SLB&M; thence continuing along the section line North 89° - 58' East 2639.25 feet to the Northeast corner of Section 36, T 1N, R2W, SLB&M; thence North 89° - 55' - 42" East along the Section Line 200.0 feet; thence South 4427.86 feet to the Northerly right-of-way line of U. S. Highway No. 40; thence South 89° - 58' West along said Highway line 200.0 feet to the Westerly line of Section 31; thence North along said Section Line 1787.31 feet to the East quarter corner of Section 36, T1N, R2W, SLB&M; thence South 89° - 58' - 8''West along the line connecting the East quarter corner and the West quarter corner of said Section 36, 5280.17 feet to the West quarter corner of said Section 36; thence North 0° - 2' - 45'' East along the Section Line 2640.30 feet to the point of beginning.

SUBJECT TO:

(a) All general taxes for the year 1966, and thereafter;

- (b) Reservations and limitations of the underlying patents covering said property;
- (c) Reservations, mineral or otherwise, if any, contained in any underlying deed, or deeds, constituting the record chain of title from patentee to grantors, and to easements or rights of way, if any, of record;
- (d) Easements or rights of way, if any, not recorded but which have been established and now exist by operation of law upon said real property, or any portion or portions thereof;

AND EXPRESSLY RESERVING TO GRANTORS AND EXCEPTING HEREFROM:

An undivided one-half (1/2) interest in and to any and all present rights of Grantors to oil and gas and other minerals in and under said real property subject to the condition that any exploration for or development of oil and gas or other minerals insofar as the rights of Grantors and Grantees are concerned, shall require prior written consent and approval of Grantees.

WITNESS the hands of said Grantors this 13th day of January , 1967.

T. E. Jeremy, also known as

Thomas E. Jeremy

Rebecca D. Jeremy

Grace J. Cassaday

STATE OF UTAH

SS.

COUNTY OF SALT LAKE

On the January, 1967, personally appeared before me T. E. JEREMY, also known as Thomas E. Jeremy, and REBECCA D. JEREMY, two of the signers of the within instrument who duly acknowledged to me that they executed the same.

Notary Public

Residing at Salt Lake City, Utah

Commission Expires:

STATE OF CALIFORNIA) SS. COUNTY OF RIVERSIDE)

On the 19 day of Auction, 1967, personally appeared before me GRACE J. CASSADAY, the signer of the within instrument, who duly acknowledged to me that she executed the

Residing at:

My Commission Expires: SOLLE P. MANASSE My Commission Expires November 23, 1968