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Recorded at the Request of
Thomas A. Mecham, Esq.
Kirton & McConkie
60 E. South Temple, Suite 1800
Salt Lake City, UT 84111

9639482
02/16/2006 10:37 AM \$13.00
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GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
KIRTON & MCCONKIE
PO BOX 45120
SLC UT 84145-0120
BY: ZJM, DEPUTY - MA 2 P.

Mail Tax Notice to:

Everest Properties, LLC
1906 West 7800 South
West Jordan, UT 84088

Space above for County Recorder's use

PARCEL I.D.# 21-27-377-008

SPECIAL WARRANTY DEED

Merrilee E. Rushton, as to an undivided 55% tenancy in common interest, and Roy M. Rushton, as to an undivided 45% tenancy in common interest, grantors, of West Jordan City, County of Salt Lake, State of Utah, hereby CONVEY AND WARRANT to Everest Properties, LLC, a Utah limited liability company, grantee, of 1906 West 7800 South, West Jordan, Utah, for the sum of Ten and No/100 Dollars and other good and valuable consideration, the following described tract of land in Salt Lake County, State of Utah, to-wit:

See Exhibit "A" attached hereto and by this reference incorporated herein.

WITNESS the hand of said grantors, this 9 day of February, 2006.

Signed in the presence of

) Merrilee Rushton
) Merrilee E. Rushton
) Roy M. Rushton
) Roy M. Rushton

STATE OF UTAH)
: ss.
COUNTY OF SALT LAKE)

The foregoing instrument was acknowledged before me this 9 day of feb, 2006, by Merrilee E. Rushton and Roy M. Rushton.

Dana Lavaugh
Notary Public

827377/01

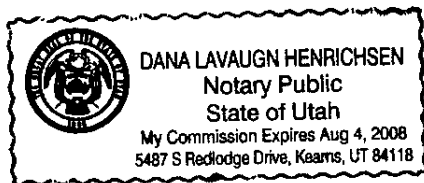


EXHIBIT "A"

Lot 16, JORDAN VALLEY SUBDIVISION NO. 1, according to the official plat thereof recorded in the office of the Salt Lake County Recorder.

LESS AND EXCEPTING that portion deeded to West Jordan City described as follows:

Beginning at a point which is North $89^{\circ}57'$ West 1025.62 feet and North $00^{\circ}03'$ East 33.00 feet from the South Quarter corner of Section 27, Township 2 South, Range 1 West, Salt Lake Base and Meridian, said point also being the Southeast corner of Lot 16 of JORDAN VALLEY SUBDIVISION NO. 1, according to the official plat thereof recorded in the office of the Salt Lake County Recorder; and running thence North $89^{\circ}57'$ West 116.00 feet; thence North $00^{\circ}03'$ East 35.00 feet to a point on a 15 foot radius curve and running Southeasterly along said curve to the left 23.56 feet (chord of said curve bears South $44^{\circ}57'$ East 21.213 feet); thence South $89^{\circ}57'$ East 101.00 feet; thence South $00^{\circ}03'$ West 20.00 feet to the point of beginning.