ENT 109804:2012 PG 1 of 4

Jeffery Smith
Utah County Recorder
2012 Dec 12 04:52 PM FEE 17.00 BY SW
RECORDED FOR Founders Title Company
ELECTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367 WT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED (

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, GANT - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 9006 NE 116th Place, Kirkland, WA 98034, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 17.00680% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

1

IN WITNESS WHEREOF, this Special Warranty Deed has been executed as of the day of (Lec 7 , 2012.	
<u> </u>	GRANTOR:
	Gant – Springville Corner LLC, a Delaware limited liability company By: Thomas D. Gant, Member
	owledged before me this day of of Gant – Springville Corner LLC, a Delaware limited
My Commission Expires:	NOTARY PUBLIC Residing at:

2

4817-5743-6434.1



Acknowledgment by Individual

WASHINGTON KING	
On this Of the day of DECEMBER , 20 12 before me, TRISTAN A	. ZIMMERMAN Notary Public
the undersigned notary Public, personally appeared	rvotary rubiic
THOMAS D. GANT	
Name of Signer(s)	· · · · · · · · · · · · · · · · · · ·
O Proved to me on the oath of	1775
○ Personally known to me	
Proved to me on the basis of satisfactory evidence WADI # CANT * TD 57/2 (Description of ID)	D7 exp 03.27/1
to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged that	he/she/they avacuted is
WITNESS my hand and official seal.	nersher they executed it.
NOTARY Seal	
Though the information in this section is not required by law, it may prevent fraudulent removal and reattach another document and could prove valuable to persons relying on the document.	mont of this f
, and the document.	intent of this form to
Description of Attached Document	District
Type or Title of Document	Right Thumbprint of Signer
Special Warranty Deed - C	Top of thumb here
Document Date Number of Pages	
12 07-12	
Signer(s) Other Than Named Above	
NIA	

Scanner Enabled Stores should scan this form Manuel Submission Route to Deposit Operations

DSG5350 (9-07 f11677)



FO01-00000DSG5350-01

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 17.00680% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109805: 2012 PG 1 of 3

Jeffery Smith
Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS
RECORDED FOR Founders Title Company
ELECTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-833674+

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, SUTTER - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of Montgomery East Physical Therapy, 499 St. Lukes Drive, Montgomery, AL 36117, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 3.40136% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

1

MAN AND SHARE

IN WITNESS WHEREOF, this Sp day of <u>Dec. 7</u> , 2012.	ecial Warranty Deed has been executed as of the
	GRANTOR:
	Sutter – Springville Corner LLC, a Delaware limited liability company By: Danny F. Sutter, Member
STATE OF Alabama: ss. COUNTY OF Mondownland The foregoing instrument was acknown as the Member of liability company.	Sutter – Springville Corner LLC, a Delaware limited NOTARY PUBLIC Residing at: 2177/01/01/01/01/01/01/01/01/01/01/01/01/01/
My Commission Expires:	Residing at: 8117 Vaughn 12d 3617
11-8-2014	and the second s

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 3.40136% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109806: 2012 PG 1 of 3

Jeffery Smith

Utah County Recorder

2012 Dec 12 04:52 PM FEE 15.00 BY SW

RECORDED FOR Founders Title Company

FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F. (3367 UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, SATTLER - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 10209 SW 41st Ave., Gainesville, FL 32607, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 4.27934% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

4812-9258-9842.1

IN WITNESS WHEREOF, this Special Warranty Deed has been executed as of the day of December, 2012.	
	GRANTOR:
	Sattler – Springville Corner LLC, a Delaware limited liability company
	By: Mary E. Sattler, Sole Member
STATE OF Florida	
STATE OF Florida : ss. COUNTY OF Alachua)	
The foregoing instrument was acknown 2012, by Mary E. Sattler as the Sole Memblimited liability company.	wledged before me this 7 ^{+/+} day of <u>December</u> , er of Sattler – Springville Corner LLC, a Delaware
My Commission Expires:	Dina G. Bowler NOTARY PUBLIC Residing at: 5303 SW 915+ Drive, Gainesville FL 32608
March 11,2013	TINA L. BARBER Notary Public - State of Florida Ny Comm. Expires Mar 11, 2013 Commission # DD 869264 Ended Through National Notary Assn.

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 4.27934% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109807: 2012 PG 1 of 3

Jeffery Smith
Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS
RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-8336747

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, SOLIE - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 2924 Anthony Lane N., Suite 103, Minneapolis, MN 55418, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WIIO CLAIM BY, TIIROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 3.40136% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

4825-3489-0258.1

IN WITNESS WHEREOF, this Special day of <u>Secenter</u> , 2012.	Warranty Deed has been executed as of the	
GF	RANTOR:	
	lie – Springville Corner LLC, Delaware limited liability company	
Its:	E Kenneth E. Solie Revocable Trust Sole Member By: Kenneth E. Solie, Trustee	
	By: Hantte D. Solie. Trustee	
STATE OF Minhesota : ss. COUNTY OF Hennepin)	GREGORY A HEGSETH Notary Public Minnisota My Commit. Expires Jan 31, 2017	
The foregoing instrument was acknowledged before me this <u>6</u> day of <u>December</u> , 2012, by Kenneth E. Solie and Jeanette D. Solie, as Trustees of the Kenneth E. Solie Revocable Trust, as the Sole Member of Solie – Springville Corner LLC, a Delaware limited liability company.		
	If Hegself	
	OTARY PUBLIC	
My Commission Expires:	siding at:	
1/31/2017		

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 3.40136% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

Together with those rights accrued under that certain Amended and Restated Reciprocal Easement Agreement recorded on June 17, 2003, as Entry No. 91359:2003 of Official Records, and in that certain First Amendment to Amended and Restated Reciprocal Easement Agreement recorded on November 7, 2007, as Entry No. 158830:2007 of Official Records.

4825-3489-0258.1 A-1

ENT 109808: 2012 PG 1 of 3

Jeffery Smith
Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS
RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, POWELL - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 1108 Spruce Run Drive, Roanoke, TX 76262, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WIIO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 4.53515% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

1

[SIGNATURE PAGE FOLLOWS]

4810-9250-8434.1

IN WITNESS WHEREOF, this Special V day of, 2012.	Varranty Deed has been executed as of the
GRA	NTOR:
	ell – Springville Corner LLC, aware limited liability company
corpo	owell Properties of Ocala, Inc., a Florida oration Tember
B	Michael G. Powell, President
STATE OF TEXAS : ss.	
The foregoing instrument was acknowledge 2012, by Michael G. Powell, the President of corporation, as the Member of Powell Springs company.	red before me this The day of DECHARDE Powell Properties of Ocala, Inc., a Florida rille Corner LLC, a Delaware limited liability
NOT	GARY DAVID WALKER MY COMMISSION EXPIRES June 23, 2014 ARY PUBLIC ing at: FORT WONTH, TX
My Commission Expires:	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
6-22-14	

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 4.53515% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

Together with those rights accrued under that certain Amended and Restated Reciprocal Easement Agreement recorded on June 17, 2003, as Entry No. 91359:2003 of Official Records, and in that certain First Amendment to Amended and Restated Reciprocal Easement Agreement recorded on November 7, 2007, as Entry No. 158830:2007 of Official Records.

4810-9250-8434.1 A-1

ENT 109809: 2012 PG 1 of 3

Jeffery Smith

Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS
RECORDED FOR Founders Title Company
ELECTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, PHILLIPS - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 1548 NE 177th St. #202, Seattle, WA 98155, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 10.77098% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, this Spe day of <u>becen be</u> , 2012.	cial Warranty Deed has been executed as of the 1
	GRANTOR:
	Phillips – Springville Corner LLC, a Delaware limited liability company
	By: 1998 Phillips Family Limited Partnership, a Washington limited partnership Its: Sole Member
	By: Wilma Phillips Survivor's Trust, as amended by the Second Amendment and Restatement of the Wilma Phillips Survivor's Trust, dated January 15, 2009 Its: General Partner By: James Phillips, Trustee
STATE OF <u>Washington</u> : ss. COUNTY OF <u>King</u> The foregoing instrument was acknown	vledged before me this
Second Amendment and Restatement of the 2009, as the General Partner of the 1998 P limited partnership, as the Sole Member of limited liability company. NOTARY My Commission Expires: OF WASHINGTON AMER 29	Vilma Phillips Survivor's Trust, as amended by the Wilma Phillips Survivor's Trust, dated January 15, hillips Family Limited Partnership, a Washington F Phillips – Springville Corner LLC, a Delaware NOTARY PUBLIC Lesiding at: Lynnwocca, wn
11/29/14	

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 10.77098% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109810: 2012 PG 1 of 3

Jeffery Smith

Utah County Recorder

2012 Dec 12 04:52 PM FEE 16.00 BY CLS

RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, HIGHLAND - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 1548 NE 177th St., #202, Shoreline, WA 98155, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 13.83220% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

4850-5324-2130.1

IN WITNESS WHEREOF, this Sp day of <u>December</u> , 2012.	ecial Warranty Deed has been executed as of the
	GRANTOR:
	Highland – Springville Corner LLC, a Delaware limited liability company
	By: Highland Terrace, L.L.C., a Washington limited liability company Its: Member
	By: Wilma Phillips Survivor's Trust, as amended by the Second Amendment and Restatement of the Wilma Phillips Survivor's Trust, dated January 15, 2009 Its: Manager By: James Phillips, Trustee
STATE OF washington : ss. COUNTY OF King :	
Second Amendment and Restatement of the	wledged before me this 7 day of December, Wilma Phillips Survivor's Trust, as amended by the Wilma Phillips Survivor's Trust, dated January 15, L.L.C., a Washington limited liability company, as r LLC, a Delaware limited liability company.
My Commission Expires: O PUBLIC OF WASHINGTON	NOTARY PUBLIC Residing at: Lynnwood, W A

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 13.83220% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056;2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109811:2012 PG 1 of 3

Jeffery Smith

Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS

RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, MOTTOLA - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 9807 Yellowfield Dr., Boynton Beach, FL 33473, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR LINDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 5.66893% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

1

IN WITNESS WHEREOF, this Specday of, 2012.	cial Warranty Deed has been executed as of the 7th
	GRANTOR:
	Mottola – Springville Corner LLC, a Delaware limited liability company
	By: 161 Clifton Street Realty Trust Its: Member
	By. David K Mottola, Trustee
STATE OF Florida : ss. COUNTY OF falm Bouch)	
The foregoing instrument was acknown 2012, by David K. Mottola, the Trustee of Mottola – Springville Corner LLC, a Delawa	wledged before me this 7th day of 1. Clifton Street Realty Trust, as the Member of the limited liability company. NOTAIN PUBLIC Residing at:
My Commission Expires:	
Jun. 6, 2016	JOSE AGOSTO Notary Public - State of Florida My Comm. Expires Jan 6, 2016 Commission # EE 157151

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 5.66893% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

Together with those rights accrued under that certain Amended and Restated Reciprocal Easement Agreement recorded on June 17, 2003, as Entry No. 91359:2003 of Official Records, and in that certain First Amendment to Amended and Restated Reciprocal Easement Agreement recorded on November 7, 2007, as Entry No. 158830:2007 of Official Records.

4817-3194-3186.1 A-1

ENT 109812:2012 PG 1 of 3

Jeffery Smith

Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS

RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367 UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, MOSIER - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 21822 Consuegra, Mission Viejo, CA 92692, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 3.40136% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described on Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

1

IN WITNESS WHEREOF, this Special Warranty Deed has been executed as of the 740 day of December, 2012.

GRANTOR:

Mosier – Springville Corner LLC, a Delaware limited liability company

country of Orange

The foregoing instrument was acknowledged before me this 7th day of Dacember, 2012, by Steven C. Mosier and Tamy L. Mosier, as Members of Mosier - Springville Corner LLC, a Delaware limited liability company.

My Commission Expires:

20.5,2014

CYNTHIA S. WOZNEY Commission # 1903097 Notary Public - California **Orange County** My Comm. Expires Sep 5, 2014

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 3.40136% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109813:2012 PG 1 of 3

Jeffery Smith

Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS

RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-8336747

Tax Parcel ID No. 23:030:0084

Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, P. ASKDAL - SPRINGVILLE CORNER LLC, a Delaware limited liability company and S. ASKDAL - SPRINGVILLE CORNER LLC, a Delaware limited liability company, both with an address of 3966 170th Avc., Minncota, MN 56264, collectively as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 4.31973% tenant in common interest (the "Interest") in and to the real property (the "Property"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest in the Interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest in the Interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

4819-5057-1282.1

day of, 2012.	
	GRANTOR:
	P. Askdal – Springville Corner LLC, a Delaware limited liability company
	By: Perry David Askdal, Member
STATE OF MW : ss.	
COUNTY OF MWray	
The foregoing instrument was acknown 2012, by Perry David Askdal, as Member limited liability company.	owledged before me this 7 day of December of P. Askdal Springville Corner LLC, a Delaware
	NOTARY PUBLIC
My Commission Expires:	Residing at: SIGYTOI), MU
1/31/2017	
	KATHRYN E FURTH NOTARY PUBLIG - MINNESOTA My Commission Expires Jan. 31, 2017

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 4.31973% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

Together with those rights accrued under that certain Amended and Restated Reciprocal Easement Agreement recorded on June 17, 2003, as Entry No. 91359:2003 of Official Records, and in that certain First Amendment to Amended and Restated Reciprocal Easement Agreement recorded on November 7, 2007, as Entry No. 158830:2007 of Official Records.

4819-5057-1282.1 A-1

ENT 109814:2012 PG 1 of 3

Jeffery Smith

Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS
RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367 UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, P. ASKDAL - SPRINGVILLE CORNER LLC, a Delaware limited liability company and S. ASKDAL - SPRINGVILLE CORNER LLC, a Delaware limited liability company, both with an address of 3966 170th Ave., Minneota, MN 56264, collectively as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 4.31973% tenant in common interest (the "Interest") in and to the real property (the "Property"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest in the Interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest in the Interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

4819-5057-1282.1

day of, 2012.	anty Deed has been executed as of the 7
GRANT	OR:
S. Askdal a Delawa	- Springville Corner LLC, re limited liability company
By: Susar	isan Jo Ushdal 1 Jo Askdal, Member
STATE OF Minnesofa: ss. COUNTY OF MURRAY	
The foregoing instrument was acknowledged be 2012, by Susan Jo Askdal, as Member of S. Askdal limited liability company.	efore me this 7 day of 2012, - Springville Corner LLC, a Delaware
NOTARY Residing a	
My Commission Expires:	Sixtayiovi, Mayo
	KATHRYN E FURTH NOTARY PUBLIC - MINNESOTA My Commission Expires Jan. 31, 2017

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 4.31973% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109815: 2012 PG 1 of 3

Jeffery Smith

Utah County Recorder

2012 Dec 12 04:52 PM FEE 15.00 BY SW

RECORDED FOR Founders Title Company

FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367 ut

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, WASDEN - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 1227 East 1050 South Circle, St. George, UT 84770, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 17.23993% tenant in common interest in and to the real property (the "**Property**"), located in Utah County, State of Utah described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property.

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

1

IN WITNESS WHEREOF, this Special Warranty Deed has been executed as of the day of, 2012.	
	GRANTOR:
	Wasden – Springville Corner LLC, a Delaware limited liability company
	By: Jack & Karma Wasden Revocable Trust dated July 22, 2003 Its: Sole Member By: Jack L. Wasden, Trustee
	By: / a cina K. 70 asden. Karma K. Wasden, Trustee
2012, by Jack L. Wasden and Karma K. Revocable Trust dated July 22, 2003, the St. Delaware limited liability company.	wasden, as Trustees of the Jack & Karma Wasden Sole Member of Wasden – Springville Corner LLC, a NOTARY PUBLIC Residing at:
My Commission Expires:	J ,
6-28-16	DENAE KELLER Notary Public State Of Utual My Commission Expires 06-26-2514 COMMISSION NO. 656508

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 17.23993% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109816: 2012 PG 1 of 3

Jeffery Smith
Utah County Recorder
2012 Dec 12 04:52 PM FEE 15.00 BY SW
RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, LEPORE - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 230 East 15th Street, Apt. 1C, New York, NY 10003, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WIIO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 8.73016% tenant in common interest (the "Interest") in and to the real property (the "Property"), located in Utah County, State of Utah, described on Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest in the Interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest in the Interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

1

IN WITNESS WHEREOF, this Speday of 12/7/, 2012.	ecial Warranty Deed has been executed as of the
	GRANTOR:
	Lepore – Springville Corner LLC, a Delaware limited liability company By: Annamaria Lepore, Member
STATE OF MYLL; SS.	
COUNTY OF Ss.	
The foregoing instrument was acknot 2012, by Annamaria Lepore, the Member limited liability company.	of Lepore – Springville Corner LLC, a Delaware
My Commission Expires:	NOTARY PUBLIC N
)/6/1]	
	Notery Public. State of New York Qualified in New York Comp No DIXISTED

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 8.73016% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16'02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13'01"E 61.27 feet; thence N00°18'03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39'34"W for 40.28 feet; thence N89°37'10"W 8.85 feet to the point of beginning.

Parcel 2:

ENT 109817:2012 PG 1 of 3

Jeffery Smith

Utah County Recorder
2012 Dec 12 04:52 PM FEE 16.00 BY CLS
RECORDED FOR Founders Title Company
FIFCTRONICALLY RECORDED

WHEN RECORDED MAIL TO: Barber Brothers, LLC 570 East 525 North Morgan, Utah 84050

F-83367 UT

Tax Parcel ID No. 23:030:0084
Space above for County Recorder's Use

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and adequacy of which is hereby acknowledged, BROWER - SPRINGVILLE CORNER LLC, a Delaware limited liability company with an address of 370 No. Bear Lake Blvd., Garden City, UT 84028, as "Grantor," hereby CONVEYS AND WARRANTS AGAINST ALL WHO CLAIM BY, THROUGH, OR UNDER THE GRANTOR, but not otherwise, the following described property:

All of Grantor's undivided 3.41270% tenant in common interest (the "Interest") in and to the real property (the "Property"), located in Utah County, State of Utah, described in Exhibit A attached hereto and incorporated herein,

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, and

SUBJECT TO existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way, easements, and other matters of record or otherwise appearing on the land.

to the following grantees:

- 1. An undivided 80% tenant in common interest in the Interest to BARBER BROTHERS, LLC, a Utah limited liability company, with an address of 570 East 525 North, Morgan, Utah 84050, and
- 2. An undivided 20% tenant in common interest in the Interest to SPRINGVILLE 2012, LLC, a Utah limited liability company, with an address of 3098 Highland Drive, Suite 325, Salt Lake City, UT 84106.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, this Special Warranty Deed has been executed as of the 7 day of Deember, 2012.
GRANTOR:
Brower – Springville Corner LLC, a Delaware limited liability company
By: Denise P. Brower Living Trust, dated February 6, 1997 Its: Member
By:
By: Denise P. Brower, Trustee
STATE OF
The foregoing instrument was acknowledged before me this <u>7</u> day of <u>5.6.6.6.6.6.6.6.6.6.6.6.6.6.6.6.6.6.6.6</u>
NOTARY PUBLIC Residing at: 215 W Park CUICES De: Wash at
NOTARY PUBLIC JORDAN MICHAEL LINDSAY 612111 COMMISSION EXPIRES JULY 25, 2015 STATE OF UTAH

(Legal Description of Property)

The real property referenced in the foregoing instrument is located in Utah County, State of Utah, and is more particularly described as Grantor's undivided 3.41270% tenant in common interest in:

Parcel 1:

A Portion of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, located in Springville, Utah, more particularly described as follows:

Beginning at a point on the Northerly right-of-way line of a 500 South/Frontage Road (1950 West) as shown and described on a street dedication Plat recorded as Entry No. 2566:01, Map #8895, according to the Official Records of Utah County, said point being located North 89°11'58" East along the Section line 574.56 feet and North 479.12 feet from the South Quarter Corner of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 00°47'16" East 166.32 feet; thence West 44.64 feet; thence North 41°28'09" East 74.61 feet; thence Northeasterly along the Arc of a 140.00 foot radius non-tangent curve to the left (radius bears: North 49°52'21" West) 97.17 feet through a Central Angle of 39°46'00" (chord: North 20°14'39" East 95.23 feet); thence North 00°21'39" East 3.32 feet to the Southerly right-of-way line of State Road 77 (400 South), the previous 3 (three) courses along said frontage road; thence South 89°37'10" East 216.44 feet along State Road 77; thence along the Arc of a 28.50 foot radius curve to the right 44.73 feet through a Central Angle of 89°55'06" (chord: South 44°39'30" East 40.28 feet); thence South 00°18'03" West 275.58 feet, the Previous 2 (two) courses along a street dedication of 1750 West recorded as Entry No. 2056:2001, Map #8892, according to the Official records of Utah County; thence along a street dedication of a new frontage road recorded as Entry No. 2566:2001, Map #8895, the following 3 (three) courses; thence along the Arc of a 13.00 foot radius curve to the right 20.53 feet through a Central Angle of 90°29'13" (chord: South 45°32'39" West 18.46 feet); thence North 89°12'44" West 270.18 feet to the point of beginning.

Less and Excepting from Parcel 1, that portion of subject property conveyed by that certain Warranty Deed recorded October 14, 2009 as Entry No. 108766-2009 of Official Records, being a parcel of land in fee, being part of an entire tract of property, situate in the Southeast Quarter of the Southeast Quarter of Section 31, Township 7 South, Range 3 East, Salt Lake Base and Meridian, and Described as follows:

Beginning at a point 800.58 feet North 0°16′02" West along the section line and 825.92 feet East from the South quarter corner of said Section 31; and running thence S37°13′01"E 61.27 feet; thence N00°18′03"E 20.08 feet to a point on a 28.5 foot radius curve to the left; thence 40.35 feet along said curve the chord of which bears N44°39′34"W for 40.28 feet; thence N89°37′10"W 8.85 feet to the point of beginning.

Parcel 2: