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8/17/2016 3:01:00 PM \$40.00  
Book - 10465 Pg - 3666-3670  
Gary W. Ott  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 5 P.

Mail Recorded Deed and Tax Notice To:  
Forestdale Investments, LLC  
339 East 3900 South  
Salt Lake City, Utah 84107



File No.: 86294-PF

## WARRANTY DEED

Spring Terrace Investments LLC, a Utah limited liability company and Spring Terrace, Inc., a Utah corporation, formerly known as Prowswood Plaza Investment Corporation

**GRANTOR(S)** of Salt Lake, State of Utah, hereby Conveys and Warrants to  
Forestdale Investments, LLC

**GRANTEE(S)** of Salt Lake, State of Utah  
for the sum of Ten and no/100 (\$10.00) DOLLARS  
and other good and valuable consideration, the following described tract of land in **Salt Lake** County,  
State of Utah:

SEE EXHIBIT "A" ATTACHED HERETO


**TAX ID NO.:** 22-08-183-045, 22-08-183-046, 22-08-183-044, 22-08-183-077, 22-08-183-078,  
22-08-183-057, 22-08-183-050, 22-08-183-063, 22-08-183-067, 22-08-183-068,  
22-08-183-051, 22-08-183-048, 22-08-183-060, 22-08-183-059, 22-08-183-047,  
22-08-183-049, 22-08-183-061, 22-08-183-065, 22-08-183-069, 22-08-183-070,  
22-08-183-072, 22-08-183-074 and 22-08-183-075 (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

**SUBJECT TO:** Property taxes for the year and thereafter; covenants, conditions, restrictions and easements apparent or of record, all applicable zoning laws and ordinances.

Dated this 16<sup>th</sup> day of Aug, 2016

Spring Terrace Investments LLC, a Utah limited liability company

BY   
Richard N. Beckstrand, Manager

Spring Terrace, Inc., a Utah corporation

  
Richard N. Beckstrand, Manager

**EXHIBIT A**

PARCEL 1:

Units 102, 103, 104, 211, 240, 300, 306 and 307, contained within SPRING TERRACE, a Utah condominium project, (Amending the Record of Survey Map of Prowswood Plaza Condominium Project), as identified in the Record of Survey Map recorded September 24, 2007 as Entry No. 10231174 in Book 2007P of Plats at Page 374 in the office of the Salt Lake County Recorder and as further defined and described in the Fourth Amendment to Declaration of Condominium for Spring Terrace (a Utah condominium project) formerly known as Prowswood Plaza (a Utah condominium project) recorded September 24, 2007 as Entry No. 10231175 in Book 9518 at Page 5954 in the office of the Salt Lake County Recorder [being an Amendment to the Declaration of Condominium for Prowswood Plaza (a Utah condominium project), recorded April 16, 1980 as Entry No. 3424113 in Book 5089 at Page 1418 in the office of the Salt Lake County Recorder, and the First Amendment to Declaration of Condominium for Prowswood Plaza recorded September 15, 1980 as Entry No. 3476795 in Book 5149 at Page 1318 in the office of the Salt Lake County Recorder, and the Second Amendment to Declaration of Condominium for Prowswood Plaza (a Utah condominium project) recorded May 25, 1988 as Entry No. 4628609 in Book 6032 at Page 801 in the office of the Salt Lake County Recorder, and the Third Amendment to Declaration of Condominium recorded June 22, 1988 as Entry No. 4640399 in Book 6040 at Page 2448 in the office of the Salt Lake County Recorder], together with the appurtenant interest in and to the Common Areas, Limited Common Areas, and Facilities more particularly described and provided for in said Record of Survey Map of Spring Terrace, the Declarations, and any amendments and/or supplements thereto.

PARCEL 2:

Units 120 and 130, contained within SPRING TERRACE AMENDED, a Utah condominium project, (Amending the Record of Survey Map of Spring Terrace Condominiums), as identified in the Record of Survey Map recorded October 28, 2008 as Entry No. 10550736 in Book 2008P of Plats at Page 276 in the office of the Salt Lake County Recorder and as further defined and described in the Fifth Amendment to Declaration of Condominium for Spring Terrace (a Utah condominium project) formerly known as Prowswood Plaza (a Utah condominium project) recorded October 28, 2008 as Entry No. 10550737 in Book 9654 at Page 6171 in the office of the Salt Lake County Recorder [being an Amendment to the Declaration of Condominium for Prowswood Plaza (a Utah condominium project), recorded April 16, 1980 as Entry No. 3424113 in Book 5089 at Page 1418 in the office of the Salt Lake County Recorder, and the First Amendment to Declaration of Condominium for Prowswood Plaza recorded September 15, 1980 as Entry No. 3476795 in Book 5149 at Page 1318 in the office of the Salt Lake County Recorder, and the Second Amendment to Declaration of Condominium for Prowswood Plaza (a Utah condominium project) recorded May 25, 1988 as Entry No. 4628609 in Book 6032 at Page 801 in the office of the Salt Lake County Recorder, and the Third Amendment to Declaration of Condominium recorded June 22, 1988 as Entry No. 4640399 in Book 6040 at Page 2448 in the office of the Salt Lake County Recorder, and the Fourth Amendment to Declaration of Condominium recorded September 24, 2007 as Entry No. 10231175 in Book 9518 at Page 5954 in the office of the Salt Lake County Recorder], together with the appurtenant interest in and to the Common Areas, Limited Common Areas, and Facilities more particularly described and provided for in said Record of Survey Map of Spring Terrace Amended, the Declarations, and any amendments and/or supplements thereto.

PARCEL 3:

Units 201, 202, 207, 209, 230, 250, 301, 305, 309, 310, 312, 314 and 315, contained within SPRING TERRACE, a Utah condominium project, (Amending the Record of Survey Map of Prowswood Plaza Condominium Project), as identified in the Record of Survey Map recorded September 24, 2007 as Entry No. 10231174 in Book 2007P of Plats at Page 374 in the office of the Salt Lake County Recorder and as further defined and described in the Fourth Amendment to Declaration of Condominium for Spring Terrace (a Utah condominium project) formerly known as Prowswood Plaza (a Utah condominium project)

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recorded September 24, 2007 as Entry No. 10231175 in Book 9518 at Page 5954 in the office of the Salt Lake County Recorder [being an Amendment to the Declaration of Condominium for Prowswood Plaza (a Utah condominium project), recorded April 16, 1980 as Entry No. 3424113 in Book 5089 at Page 1418 in the office of the Salt Lake County Recorder, and the First Amendment to Declaration of Condominium for Prowswood Plaza recorded September 15, 1980 as Entry No. 3476795 in Book 5149 at Page 1318 in the office of the Salt Lake County Recorder, and the Second Amendment to Declaration of Condominium for Prowswood Plaza (a Utah condominium project) recorded May 25, 1988 as Entry No. 4628609 in Book 6032 at Page 801 in the office of the Salt Lake County Recorder, and the Third Amendment to Declaration of Condominium recorded June 22, 1988 as Entry No. 4640399 in Book 6040 at Page 2448 in the office of the Salt Lake County Recorder], together with the appurtenant interest in and to the Common Areas, Limited Common Areas, and Facilities more particularly described and provided for in said Record of Survey Map of Spring Terrace, the Declarations, and any amendments and/or supplements thereto.