

10479401
7/16/2008 2:26:00 PM \$22.00
Book - 9627 Pg - 1161-1166
Gary W. Ott
Recorder, Salt Lake County, UT
HICKMAN LAND TITLE CO
BY: eCASH, DEPUTY - EF 6 P.

When Recorded, Return To:

Kirton & McConkie
Attn: Joel D. Wright
60 East South Temple Suite 1800
Salt Lake City, Utah 84145-0120

Tax Parcel No. 21-18-352-012

(Space above for Recorder's use only)

SPECIAL WARRANTY DEED

FOR THE SUM OF TEN DOLLARS and other good and valuable consideration received, KEARNS UTAH CHARTER HOLDING, LLC, a Utah limited liability company, GLOBAL PROPERTY 2000, LLC, and MONTY B. HARDY ("Grantors"), whose address is 88 West Center Street, Logan, Utah 84321, hereby conveys and warrants, against all claiming by, through, or under Grantor, to ENTHEOS ACADEMY, a Utah non-profit corporation ("Grantee"), whose address is 4702 West 6200 South, Kearns, Utah 84118, the following described property situated in Salt Lake County, Utah, to wit:

See Exhibit A annexed hereto and incorporated herein by this reference (the "Property");

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, including, but not limited to, all: (i) buildings, structures, fixtures, signs, and other improvements and landscaping of every kind and nature presently situated on, in, under or about the Property; (ii) water and water rights of any and every kind, including, but not limited to, all: wells, well rights, ditches, ditch rights, and stock in water used on the Property or appurtenant thereto; and (iii) all mineral and subsurface rights of any and every kind.

SUBJECT ONLY TO those certain exceptions and encumbrances specifically listed on Exhibit B annexed hereto and incorporated herein by this reference.

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed this 15 day of July, 2008.

Grantor(s): KEARNS UTAH CHARTER HOLDING, LLC,
a Utah limited liability company

By: 
Name: LANCE ZOLLINGER, Manager

GLOBAL PROPERTY 2000, LLC,
a Utah limited liability company

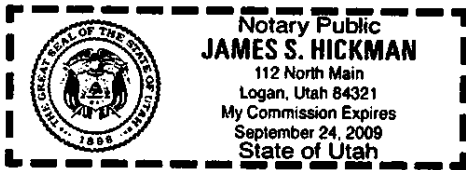
By: 
Name: LANCE ZOLLINGER, Manager

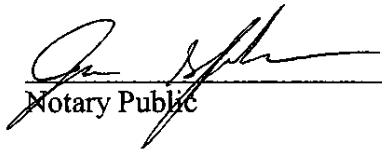
MONTY B. HARDY, Individually

[notary acknowledgement on following page.]

STATE OF UTAH)
) ss.
COUNTY OF CACHE)

On this 15 day of July, 2008, personally appeared before me LANCE ZOLLINGER, known or satisfactorily proved to me to be the person who signed the foregoing instrument, and acknowledged to me that he is the Manager of KEARNS UTAH CHARTER HOLDING, LLC, a Utah limited liability company, and acknowledged to me that said company executed the same.

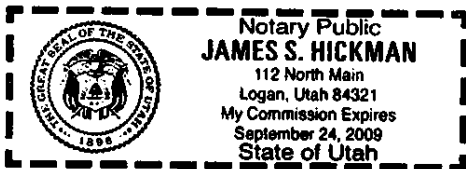


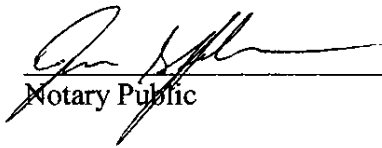


Notary Public

STATE OF UTAH)
) ss.
COUNTY OF CACHE)

On this 15 day of July, 2008, personally appeared before me LANCE ZOLLINGER, known or satisfactorily proved to me to be the person who signed the foregoing instrument, and acknowledged to me that he is the Manager of GLOBAL PROPERTY 2000, LLC, a Utah limited liability company, and acknowledged to me that said company executed the same.





Notary Public

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH)
) SS
County of)

On the 15 day of July A.D. 2008 personally appeared before me MONTY B. HARDY, the signer of the within instrument, who duly acknowledged to me that he executed the same.

Commission expires: _____
Residing in: _____
Notary Public

When Recorded, Return To:

Kirton & McConkie
Attn: Joel D. Wright
60 East South Temple Suite 1800
Salt Lake City, Utah 84145-0120

Tax Parcel No. 21-18-352-012

(Space above for Recorder's use only)

SPECIAL WARRANTY DEED

FOR THE SUM OF TEN DOLLARS and other good and valuable consideration received, KEARNS UTAH CHARTER HOLDING, LLC, a Utah limited liability company, GLOBAL PROPERTY 2000, LLC, and MONTY B. HARDY ("Grantors"), whose address is 88 West Center Street, Logan, Utah 84321, hereby conveys and warrants, against all claiming by, through, or under Grantor, to ENTHEOS ACADEMY, a Utah non-profit corporation ("Grantee"), whose address is 4702 West 6200 South, Kearns, Utah 84118, the following described property situated in Salt Lake County, Utah, to wit:

See Exhibit A annexed hereto and incorporated herein by this reference (the "Property");

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, including, but not limited to, all: (i) buildings, structures, fixtures, signs, and other improvements and landscaping of every kind and nature presently situated on, in, under or about the Property; (ii) water and water rights of any and every kind, including, but not limited to, all: wells, well rights, ditches, ditch rights, and stock in water used on the Property or appurtenant thereto; and (iii) all mineral and subsurface rights of any and every kind.

SUBJECT ONLY TO those certain exceptions and encumbrances specifically listed on Exhibit B annexed hereto and incorporated herein by this reference.


IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed this 15 day of July, 2008.

Grantor(s): KEARNS UTAH CHARTER HOLDING, LLC,
a Utah limited liability company

By: _____
Name: LANCE ZOLLINGER, Manager

GLOBAL PROPERTY 2000, LLC,
a Utah limited liability company

By: _____
Name: LANCE ZOLLINGER, Manager



MONTY B. HARDY, Individually

[notary acknowledgement on following page.]

STATE OF UTAH)

) ss.
COUNTY OF CACHE)

On this 15 day of July, 2008, personally appeared before me LANCE ZOLLINGER, known or satisfactorily proved to me to be the person who signed the foregoing instrument, and acknowledged to me that he is the Manager of KEARNS UTAH CHARTER HOLDING, LLC, a Utah limited liability company, and acknowledged to me that said company executed the same.

Notary Public

STATE OF UTAH)

) ss.
COUNTY OF CACHE)

On this 15 day of July, 2008, personally appeared before me LANCE ZOLLINGER, known or satisfactorily proved to me to be the person who signed the foregoing instrument, and acknowledged to me that he is the Manager of GLOBAL PROPERTY 2000, LLC, a Utah limited liability company, and acknowledged to me that said company executed the same.

Notary Public

INDIVIDUAL ACKNOWLEDGMENT

STATE OF UTAH)
SS
County of Salt Lake)

On the 15th day of July A.D. 2008 personally appeared before me MONTY B. HARDY, the signer of the within instrument, who duly acknowledged to me that he executed the same.

Commission expires: 8-17-2009
Residing in: South Jordan, Utah

Notary Public

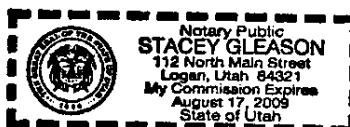


EXHIBIT A

to Special Warranty Deed

(Legal Description of the Property)

That certain real property located in Salt Lake County, Utah, specifically described as follows:

Parcel 1:

A parcel of land situated in the Southwest Quarter of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian, located in Salt Lake County, Utah, being more particularly described as follow: Commencing at the Salt Lake County Survey Monument found marking the Southwest corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian and running 486.62 feet North 0°32'00" West along the West line of said Section 18, thence 443.66 feet East to a point on the Easterly right of way line of the Denver and Rio Grande Western Railroad which is the point of beginning; thence running Northerly 127.51 feet along the arc of a 5679.65 foot radius curve to the right (Note: chord to said curve bears North 18°59'09" East for a distance of 127.50 feet) along said Easterly right of way line; thence along said Easterly right of way line North 19°29'38" East 262.07 feet; thence South 89°56'16" East 415.19 feet (South 89°56'16" East 414.59 feet, by record); thence South 0°32'00" East 367.77 feet; thence North 89°56'16" West 547.55 feet to the point of beginning.

Parcel 1A:

Together with a non-exclusive access easement described as follows:

A parcel of land situated in the Southwest Quarter of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian, located in Salt Lake County, Utah, being more particularly described as follows:

Commencing at the Salt Lake County Survey Monument found marking the Southwest corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian thence East 964.92 feet; thence North 38.22 feet to the North right of way line of 6200 South Street; thence South 89°53'38" East 25.94 feet along said right of way line to the point of beginning and running thence continuing along said right of way line South 89°53'38" East 32.47 feet; thence North 00°32'00" West 815.65 feet; thence North 89°56'16" West 32.48 feet; thence South 00°32'03" East 815.62 feet to the point of beginning.

Basis of Bearing is North 00°32'00" West between the Southwest corner of Section and the West Quarter corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian.

Parcel 1B:

A parcel of land situated in the Southwest Quarter of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian, located in Salt Lake County, Utah, being more particularly described as follow:

Commencing at the Salt Lake County Survey Monument found marking the Southwest Corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian thence East 964.92 feet; thence North 38.22 feet to the north right of way line of 6200 South Street and the POINT OF BEGINNING and running thence 26.29 feet along a curve to the left with a radius of 35.96 feet, a central angle of 41°53'28" and a chord that bears North 24°21'05" East 25.71 feet; thence North 00°32'00" West 424.40 feet; thence South 89°56'16" East 15.11 feet; thence South 00°32'00" East 447.86 feet to the north right of way of 6200 South Street; thence along said right of way North 89°53'38" West 25.94 feet to the point of beginning.

Basis of Bearing is North 00°32'00" West between the Southwest Corner of Section and the West Quarter Corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base & Meridian.

EXHIBIT B

to Special Warranty Deed

(Exceptions and Encumbrances)

1. Taxes for the year 2008, and subsequent years, not yet due and payable.
Tax Parcel No. 21-18-352-012. (2007 taxes were paid in the amount of \$46,961.07)
Taxing District No. 24M
2. Said property is included within the boundaries of Taylorsville Bennion Improvement District, and is subject to the charges and assessments thereof. All charges are currently paid and no charges or assessments are currently a lien against the land. (Phone No. 801-968-9081)
3. DELETED
4. EASEMENT AND CONDITIONS CONTAINED THEREIN:
Grantee: US West Communications
Dated: January 15, 1996
Recorded: January 29, 1996
Entry No: 6266222
Book/Page: 7317/1274
(Exact location not defined)
5. Easement, including the terms and conditions therein, as disclosed in that certain Warranty Deed, dated July 16, 2002, recorded August 8, 2002, as Entry No. 8316714, in Book 8630, at Page 6501. (Affects Parcel 1A only)
6. DELETED
7. DELETED
8. DELETED
9. DELETED
10. EASEMENT AND CONDITIONS CONTAINED THEREIN:
Grantee: Taylorsville-Bennion Improvement District
Recorded: August 18, 2003
Entry No: 8617493
Book/Page: 8780/4976
11. EASEMENT AND CONDITIONS CONTAINED THEREIN:
Grantee: Taylorsville-Bennion Improvement District
Recorded: August 18, 2003
Entry No: 8617494
Book/Page: 8780/4978
12. Easement AND conditions contained therein:
Grantor: JLC Investments, L.L.C.
Grantee: Questar Gas Company
Date: June 19, 2006
Recorded: June 30, 2006
Entry No.: 9769626
Book/Page: 9315/9284

10479402
7/16/2008 2:26:00 PM \$14.00
Book - 9627 Pg - 1167-1168
Gary W. Ott
Recorder, Salt Lake County, UT
HICKMAN LAND TITLE CO
BY: eCASH, DEPUTY - EF 2 P.

When Recorded, Mail To:

Kirton & McConkie
Attn: Joel D. Wright
60 East South Temple Suite 1800
Salt Lake City, Utah 84145-0120

Tax Id. No. 21-18-352-012

(Space above for Recorder's use only)

QUITCLAIM DEED

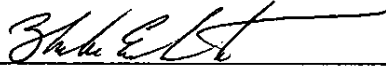
CHARTER HOLDINGS, LLC, a Utah limited liability company ("Grantor"), hereby quitclaims to ENTHEOS ACADEMY, a Utah non-profit corporation, whose address is 4702 West 6200 South, Kearns, Utah 84118 ("Grantee"), for the sum of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described property situated in Salt Lake County, Utah, to wit:

See Exhibit A attached hereto and incorporated by reference herein.

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging or in anywise appertaining, and all of the estate, right, title, interest and claim whatsoever, of Grantor, either in law or equity, to the only proper use and benefit of Grantee, and Grantee's successors and assigns, forever.

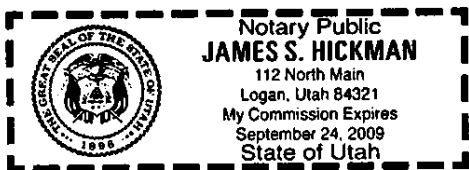
WITNESS the hand of said Grantor, this 15 day of July, 2008.

Grantor: CHARTER HOLDINGS, LLC,
a Utah limited liability company

By: 
Name: Blake E. Dursteler
Its: Manager

STATE OF UTAH)
 ss.
COUNTY OF CACHE)

On this 15 day of July, 2008, personally appeared before me BLAKE E. DURSTELER, known or satisfactorily proved to me to be the person who signed the foregoing instrument, and acknowledged to me that he is the Manager of CHARTER HOLDINGS, LLC, a Utah limited liability company, and acknowledged to me that said company executed the same.





Notary Public

EXHIBIT A

(Legal Description of the Property)

That certain real property located in Salt Lake County, Utah, specifically described as follows:

Parcel 1:

A parcel of land situated in the Southwest Quarter of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian, located in Salt Lake County, Utah, being more particularly described as follow: Commencing at the Salt Lake County Survey Monument found marking the Southwest corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian and running 486.62 feet North 0°32'00" West along the West line of said Section 18, thence 443.66 feet East to a point on the Easterly right of way line of the Denver and Rio Grande Western Railroad which is the point of beginning; thence running Northerly 127.51 feet along the arc of a 5679.65 foot radius curve to the right (Note: chord to said curve bears North 18°59'09" East for a distance of 127.50 feet) along said Easterly right of way line; thence along said Easterly right of way line North 19°29'38" East 262.07 feet; thence South 89°56'16" East 415.19 feet (South 89°56'16" East 414.59 feet, by record); thence South 0°32'00" East 367.77 feet; thence North 89°56'16" West 547.55 feet to the point of beginning.

Parcel 1A:

Together with a non-exclusive access easement described as follows:

A parcel of land situated in the Southwest Quarter of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian, located in Salt Lake County, Utah, being more particularly described as follows:

Commencing at the Salt Lake County Survey Monument found marking the Southwest corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian thence East 964.92 feet; thence North 38.22 feet to the North right of way line of 6200 South Street; thence South 89°53'38" East 25.94 feet along said right of way line to the point of beginning and running thence continuing along said right of way line South 89°53'38" East 32.47 feet; thence North 00°32'00" West 815.65 feet; thence North 89°56'16" West 32.48 feet; thence South 00°32'03" East 815.62 feet to the point of beginning.

Basis of Bearing is North 00°32'00" West between the Southwest corner of Section and the West Quarter corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian.

Parcel 1B:

A parcel of land situated in the Southwest Quarter of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian, located in Salt Lake County, Utah, being more particularly described as follow:

Commencing at the Salt Lake County Survey Monument found marking the Southwest Corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base and Meridian thence East 964.92 feet; thence North 38.22 feet to the north right of way line of 6200 South Street and the POINT OF BEGINNING and running thence 26.29 feet along a curve to the left with a radius of 35.96 feet, a central angle of 41°53'28" and a chord that bears North 24°21'05" East 25.71 feet; thence North 00°32'00" West 424.40 feet; thence South 89°56'16" East 15.11 feet; thence South 00°32'00" East 447.86 feet to the north right of way of 6200 South Street; thence along said right of way North 89°53'38" West 25.94 feet to the point of beginning.

Basis of Bearing is North 00°32'00" West between the Southwest Corner of Section and the West Quarter Corner of Section 18, Township 2 South, Range 1 West, Salt Lake Base & Meridian.

11708461
8/20/2013 11:55:00 AM \$20.00
Book - 10170 Pg - 5208-5213
Gary W. Ott
Recorder, Salt Lake County, UT
FOUNDERS TITLE LAYTON
BY: eCASH, DEPUTY - EF 6 P.

When Recorded, Return To:

Kirton McConkie
Attn: Joel Wright
518 West 800 North, Suite 204
Orem, Utah 84057

Tax Parcel No. 14-21-426-003

§ 505b

(Space above for Recorder's use only)

SPECIAL WARRANTY DEED

FOR THE SUM OF TEN DOLLARS and other good and valuable consideration received, MAGNA SCHOOL DEVELOPMENT, LLC, a Utah limited liability company ("Grantor"), whose address is 352 N. Flint Street, Suite A, Kaysville, UT 84037, hereby conveys and warrants, against all claiming by, through, or under Grantor, to ENTHEOS ACADEMY, a Utah non-profit corporation ("Grantee"), whose address for mailing purposes is 402 North 5500 West, Ogden, Utah 84404, the following described property situated in Salt Lake County, Utah, to wit:

See Exhibit A annexed hereto and incorporated herein by this reference (the "Property");

TOGETHER WITH all and singular the easements, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining to the Property, including, but not limited to, all: (i) buildings, structures, fixtures, signs, and other improvements and landscaping of every kind and nature presently situated on, in, under or about the Property; (ii) water and water rights of any and every kind, including, but not limited to, all: wells, well rights, ditches, ditch rights, and stock in water used on the Property or appurtenant thereto; and (iii) all mineral and subsurface rights of any and every kind.

SUBJECT ONLY TO those certain exceptions and encumbrances specifically listed on Exhibit B annexed hereto and incorporated herein by this reference.

IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed this ____ day of Aug 19, 2013.

Grantor:

MAGNA SCHOOL DEVELOPMENT, LLC,
a Utah limited liability company

By: 

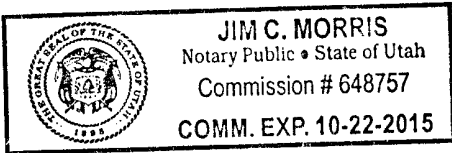
Name: SHELTON KINCAID

Its: MCIZ

[notary acknowledgement on following page.]

STATE OF UTAH)
COUNTY OF DAVIS) ss.

On this 19 day of AUGUST, 2013, personally appeared before me SHELDON KILPACK, known or satisfactorily proved to me to be the person who signed the foregoing instrument, and acknowledged to me that he/she is the MANAGER of MAGNA SCHOOL DEVELOPMENT, LLC, a Utah limited liability company, and acknowledged to me that said company executed the same.



Jim C. Morris
Notary Public

EXHIBIT A

to Special Warranty Deed

(Legal Description of the Property)

That certain real property located in Salt Lake County, Utah, specifically described as follows:

A parcel located in the Southeast Quarter of Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian; more particularly described as:

Beginning at a point North 00°05'25" East along the East line of said Section 21, 498.54 feet and North 89°48'49" West 40.00 feet from the Southeast Corner of said Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian, and running thence North 89°48'49" West 670.15 feet; thence North 00°05'25" East 325.00 feet; thence South 89°48'49" East 670.15 feet to the Westerly right of way of 7200 West (a public road); thence South 00°05'25" West along said Westerly right of way 325.00 feet to the point of beginning.

The following is shown for information purposes only: Tax Parcel No. 14-21-426-003

EXHIBIT B

to Special Warranty Deed

(Exceptions and Encumbrances)

1. Taxes for the year 2013 are now a lien, but not yet due.
Tax ID No. 14-21-426-003.
2. Said property is included within the boundaries of Magna Water Company, and is subject to the charges and assessments thereof. All charges and assessments are paid current and no charges or assessments are currently a lien against the land.
3. EASEMENT AND CONDITIONS CONTAINED THEREIN:
Grantor: Salt Lake County, a body corporate and politic of the State of Utah
Grantee: Magna Water Company, an improvement district
Dated: March 10, 1961
Recorded: March 21, 1961
Entry No.: 1767736
Book/Page: 1789/223
4. RESERVATIONS CONTAINED IN QUITCLAIM DEED and the terms, conditions and limitations contained therein:
Recorded: May 17, 1979
Entry No.: 3280722
Book/Page: 4863/1476
5. EASEMENT AND CONDITIONS CONTAINED THEREIN:
Grantor: Kennecott Copper Corporation, a corporation of the State of New York
Grantee: R. K. Davis d/b/a R. D. Associates, a sole proprietorship in the State of Utah
Dated: July 5, 1979
Recorded: October 10, 1979
Entry No.: 3348354
Book/Page: 4961/253
6. EASEMENT AND CONDITIONS CONTAINED THEREIN:
Grantor: Kennecott Copper Corporation, a corporation of the State of New York
Grantee: Mountain States Telephone and Telegraph company, a Colorado corporation
Recorded: January 14, 1986
Entry No.: 4188550
Book/Page: 5727/537
7. MINED LAND RECLAMATION CONTRACT and the terms, conditions and limitations contained therein:
Recorded: August 16, 2006
Entry No.: 9814205

Book/Page: 9336/9505

8. DECLARATION AND NOTICE OF VESTED MINING USE and the terms, conditions and limitations contained therein:
Recorded: May 12, 2009
Entry No.: 10700345
Book/Page: 9721/9583
9. EASEMENT and conditions contained therein
Grantor: Magna School Development, LLC, a Utah limited liability company
Grantee: Magna Water District
Dated: March 29, 201
Recorded: April 12, 2012
Entry No.: 11369362
Book/Page: 10008/810
10. Any rights, interests, or claims which may exist or arise by reason of the following fact(s) shown on a survey plat entitled "Entheos Academy-Magna Campus" dated March 29, 2012, last revised April 3, 2012, prepared by Silverpeak Engineering, certified by Eric D. Robins, License No. 5152671, including, but not limited to the following: "Found Vertical Metal Pipes. Pipes Appear To Be Connected To A Line Of Heading West (Not Referenced In Title Report And No Record Found)"
11. Reservations, terms, conditions and limitations contained in Special Warranty Deed dated March 6, 2012 and recorded March 8, 2012 as Entry No. 11346880 in Book 9997 at Page 9678, Official Records.

12. DEED OF TRUST

Trustor: Entheos Academy, a Utah non-profit corporation designated as a charter school by the State of Utah
Trustee: Founders Title Company
Beneficiary: Utah Charter School Finance Authority, a body politic and corporate duly organized and validly existing under the laws of the State of Utah, and U.S. Bank National Association, as Trustee under the Indenture of Trust dated as of August 1, 2013 between Utah Charter School Finance Authority and U.S. Bank National Association, their successors and/or assigns
Amount: \$ _____, plus interest
Dated: August 1, 2013
Recorded: August 20, 2013
Entry No.: _____
Book/Page: _____

The beneficial interest of Utah Charter School Finance Authority, a body politic and corporate duly organized And validly existing under the laws of the State of Utah under said Deed of Trust was assigned to U.S. Bank National Association, by Assignment of

Deed of Trust Assignment of Rents and Leases, Security Agreement and Fixture Filing
dated _____ and recorded _____ as Entry No. _____ in Book
_____ at Page _____, Official Records.

12897323
12/4/2018 2:56:00 PM \$15.00
Book - 10735 Pg - 7825-7827
ADAM GARDINER
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 3 P.

WHEN RECORDED MAIL TO:

GRANTEE
Entheos Academy
c/o Monty Hardy
433 North 1500 West
Ogden, Utah 84404

Part of 14-21-451-035

SPECIAL WARRANTY DEED

FIG COLONY FARMS, LLC, a Utah limited liability corporation, of 295 Center Street, Suite 201, Provo, Utah 84601, Grantor, hereby CONVEYS and WARRANTS against all claiming by, through, or under Grantor, but not otherwise, to

ENTHEOS ACADEMY, a Utah non-profit corporation, of 433 North 1500 West, Ogden, Utah 84404, Grantee, for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in SALT LAKE County, State of Utah, to-wit

See Attached Legal Descriptions for Parcel 2 and Parcel 4

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and equity and general property taxes for the year 2018 and thereafter.

WITNESS the hand of said grantor, this 30th day of NOVEMBER, 2018

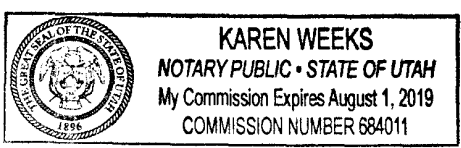
GRANTOR:

FIG COLONY FARMS, LLC

By: *James Doolin*
Its: *Authorized Signer*

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On the 30th day of NOVEMBER, 2018, personally appeared before me James Doolin, as authorized signer of FIG COLONY FARMS, LLC, the signer(s) of the within instrument, who duly acknowledged to me that he executed the same in said capacity.



Karen Weeks
Notary Public

ACCOMMODATION RECORDING ONLY.
COTTONWOOD TITLE INSURANCE AGENCY,
INC. MAKES NO REPRESENTATION AS TO
CONDITION OF TITLE, NOR DOES IT ASSUME
ANY RESPONSIBILITY FOR VALIDITY,
SUFFICIENCY OR EFFECTS OF DOCUMENT.

Quit Claim Parcel Description #2

A parcel of land located in the Southeast Quarter of Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian, located in Magna, Utah, more particularly described as follows:

Beginning at a point North 0°09'32" West 824.63 feet along the section line and South 89°50'28" West 672.48 feet from the Southeast Corner of Section 21, T1S, R2W, S.L.B. & M. (Basis of Bearing: S89°54'03"W along the Section line between the South ¼ Corner and the Southwest Corner of Section 21) and running;

thence 21.81 feet along the arc of a 25.00 foot radius curve to the right through a central angle of 49°59'23" (Long Chord Bears North 48°07'27" East 21.13 feet);

thence 48.00 feet along the arc of a 163.50 foot radius curve to the right through a central angle of 16°49'18" (Long Chord Bears North 81°31'48" East 47.83 feet);

thence North 89°56'27" East 326.82 feet to a point of curvature;

thence 83.89 feet along the arc of a 163.50 foot radius curve to the right through a central angle of 29°23'52" (Long Chord Bears South 75°21'37" East 82.97 feet);

thence South 89°56'14" West 470.13 feet to the point of beginning.

Parcel contains 9,060 sq. ft. 0.21 acres

Quit Claim Parcel Description #4

A parcel of land located in the Southeast Quarter of Section 21, Township 1 South, Range 2 West, Salt Lake Base and Meridian, located in Magna, Utah, more particularly described as follows:

Beginning at a point North 0°09'32" West 890.11 feet along the section line and South 89°50'28" West 39.95 feet from the Southeast Corner of Section 21, T1S, R2W, S.L.B. & M. (Basis of Bearing: S89°54'03"W along the Section line between the South ¼ Corner and the Southwest Corner of Section 21) and running;

Thence South 0°09'19" East 44.39 feet;

Thence South 26°23'43" West 13.28 feet;

Thence South 0°06'30" East 10.23 feet

Thence South 89°56'14" West 98.39 feet;

Thence North $47^{\circ}15'39''$ West 4.71 feet to a point of curvature;

Thence 148.27 feet along the arc of a 198.50 foot radius curve to the left through a central angle of $42^{\circ}47'54''$ (Long Chord Bears North $68^{\circ}39'36''$ West 144.85 feet);

Thence North $0^{\circ}03'33''$ West 10.46 feet;

Thence North $89^{\circ}56'27''$ East 242.54 feet to the point of beginning.

Parcel contains 10,707 sq. ft. 0.24 acres.