

WHEN RECORDED, MAIL TO:

Beneficial Development Company

36 South State, Suite 1430

Salt Lake City, Utah 84111

Space Above for Recorder's Use

404

599654

Warranty Deed *noted and ph. 8.30.81*
(Corporate Form)

Zions Securities Corporation, a corporation organized and existing under the laws of the State of Utah, with its principal office at Salt Lake City, of County of Salt Lake, State of Utah, grantor, hereby conveys and warrants to

Beneficial Development Company, a Utah Corporation

of Salt Lake City, County of Salt Lake, State of Utah
Ten dollars and other good and valuable consideration
the following described tract of land in Davis
State of Utah:

Grantee
for the sum of ~~1000.00~~
County.

BEGINNING on the West Right-of-Way Line of 400 West Street at the Northeast corner of Lot 31, North Salt Lake Industrial Park Plat D, said point being also S 87°05'47" W 97.53 feet along the section line and South 1860.01 feet from the North Quarter Corner of Section 2, Township 1 North, Range 1 West, Salt Lake Base and Meridian and running thence South along said West right-of-way line 597.88 feet; thence West 510.00 feet; thence North 597.88 feet to the North line of said Lot 31; thence East 510.00 feet to the point of beginning. Contains 7.000 acres. Subject to an easement for drainage and utilities over the North 10 feet and the West 30 feet of the above described tract.

30-1-1-1

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 25th day of August A. D., 19 81.

Attest:

Zions Securities Corporation

By

Lee T. Simmons
Lee T. Simmons, Secretary.
(Corporate Seal)

J. Howard Dunn
J. Howard Dunn, President.

STATE OF UTAH,
County of Salt Lake

ss.

On the 25 day of August, A. D. 1981
personally appeared before me J. Howard Dunn and Lee T. Simmons who being by me duly sworn did say, each for himself, that he, the said J. Howard Dunn is the president, and he, the said Lee T. Simmons is the secretary of Zions Securities Corporation ~~XXXXXXXXX~~ and that the within and foregoing instrument was signed in behalf of said corporation by authority of a resolution of its board of directors and said J. Howard Dunn and Lee T. Simmons each duly acknowledged to me that said corporation executed the same and that the seal affixed is the seal of said corporation.

Thomas Hodson
Notary Public.

My Commission expires Feb. 4, 1983
My residence is Salt Lake City, Utah

Recorded at request of SECURITY Title Company
Date SEP 2 1981
Fee Paid 4.00
Recorder Deane County
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CANCER DEAN PAGE
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30-1-1-1

Abstracted
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