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ADAM GARDINER
RECORDER, SALT LAKE COUNTY, UTAH
WILLIAM L PRATER LLC
6925 UNION PARK CTR, STE 265
MIDVALE UT 84047
BY: RUP, DEPUTY - MA 2 P.

When Recorded, Please Mail To:
EDM Investment Management, LLC
6137 So. Oak Knoll Drive
Salt Lake City, Utah 84121

Send Tax Notices To:
EDM Investment Management, LLC
6137 So. Oak Knoll Drive
Salt Lake City, Utah 84121

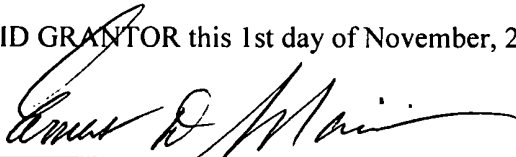
SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, ERNEST D. MARIANI, Grantor, of Salt Lake County, State of Utah, hereby CONVEYS and WARRANTS against all claiming by, through or under Grantor, to:

EDM INVESTMENT MANAGEMENT, LLC
a Utah limited liability company,

Grantee, whose address is 6137 So. Oak Knoll Drive, Salt Lake City, Utah 84121, all right, title and interest in and to the real property in Salt Lake County, State of Utah, described on Exhibit "A" attached hereto and incorporated herein by this reference.

WITNESS THE HAND OF SAID GRANTOR this 1st day of November, 2018.



Ernest D. Mariani

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

The foregoing instrument was acknowledged before me this 1st day of November, 2018, by ERNEST D. MARIANI.



NOTARY PUBLIC
Residing at: Salt Lake County, Utah

My Commission Expires:

5048\MARIANI.SWD.WPD

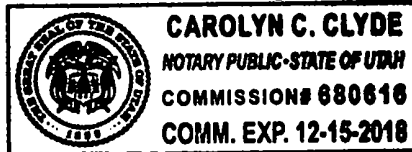


EXHIBIT "A" TO SPECIAL WARRANTY DEED

The following real property is located in Salt Lake County, State of Utah

Unit No. 8, contained within the TALL OAKS PHASE II, a Planned Unit Development same as is identified in the Record of Survey Map recorded in Salt Lake County, Utah, as Entry No. 4258921 and in the Declaration of Covenants, Conditions and Restrictions and Bylaws of the Tall Oaks Planned Residential Development recorded in Salt Lake County, Utah on November 6, 1984 as Entry No. 4013432 in Book 5604, Page 2912 and to the Amended Declaration of Covenants, Conditions, Restrictions and Bylaws of Tall Oaks Phase I, a Planned Unit Development, recorded in Salt Lake County, Utah April 9, 1986 as Entry No. 4227394 in Book 5754, Page 441.

Together with: (a) The undivided ownership interest in said Project's common areas and facilities which is appurtenant to said Unit, (the referenced declaration of condominium providing for periodic alteration both in the magnitude of said undivided ownership interest and in the composition of the common areas and facilities to which said interest relates; (b) the exclusive right to use and enjoy each of the limited common areas which is appurtenant to said Unit; (c) the nonexclusive right to use and enjoy the common areas and facilities included in said condominium project (as said project may hereafter be expanded) in accordance with the aforesaid Declaration and Survey Map (as said Declaration and Map may hereafter be amended or supplemented), and the Utah Condominium Ownership Act.