



W2844785

Founders Title Company of Davis 16-022109

E# 2844785 PG 1 OF 2
Leann H. Kilts, WEBER COUNTY RECORDER
28-Feb-17 12:56 PM FEE \$13.00 DEP KL
REC FOR: FOUNDERS TITLE COMPANY - LAYTON
ELECTRONICALLY RECORDED

MAIL TAX NOTICE TO:
Golden Properties, Inc.
2361 B. Avenue
Ogden, UT 84401

WARRANTY DEED

MORIS HERSCOWITZ AND JANET HERSCOWITZ, TRUSTEES OF THE HERSCOWITZ LIVING TRUST DATED SEPTEMBER 5, 2003, GRANTOR

of **Valley Village**, County of **Los Angeles**, State of **CALIFORNIA**, hereby CONVEY and WARRANT to

GOLDEN PROPERTIES, INC.

GRANTEE of **2361 B. Avenue, Ogden, UT 84401** for the sum of

TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION -----

the following described tract of land in **WEBER** County, State of UTAH, to-wit:

THE LAND REFERRED TO HEREIN IS SITUATED IN THE COUNTY OF WEBER, STATE OF UTAH, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1:

A PART OF LOTS 4, 10, 11 AND PLATTED RAILROAD RIGHT OF WAY IN THE OGDEN COMMERCIAL AND INDUSTRIAL PARK-PLAT "A", OGDEN CITY, WEBER COUNTY, UTAH: BEGINNING AT A POINT ON THE EASTERLY LINE OF INDUSTRIAL DRIVE; SAID POINT BEING 65.09 FEET NORTH 43°05'30" EAST FROM THE SOUTHWEST CORNER OF SAID LOT 11; RUNNING THENCE SOUTH 46°54'30" EAST 208.76 FEET; THENCE NORTH 43°04'35" EAST 3.71 FEET; THENCE SOUTH 46°54'30" EAST 221.22 FEET; THENCE SOUTH 43°05'33" WEST 68.80 FEET; THENCE NORTH 46°54'30" WEST 30.00 FEET; THENCE SOUTH 43°05'30" WEST 108.90 FEET; THENCE NORTH 46°54'30" WEST 400.00 FEET; THENCE NORTH 43°05'30" EAST 173.99 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

A PART OF LOT 11 AND PLATTED RAILROAD RIGHT OF WAY IN THE OGDEN COMMERCIAL AND INDUSTRIAL PARK-PLAT "A", OGDEN CITY WEBER COUNTY, UTAH: BEGINNING AT A POINT 65.09 FEET NORTH 43°05'33" EAST AND 188.78 FEET SOUTH 46°54'31" EAST FROM THE SOUTHWEST CORNER OF SAID LOT 11; RUNNING THENCE NORTH 43°04'36" EAST 23.71 FEET; THENCE SOUTH 46°54'30" EAST 241.23 FEET; THENCE SOUTH 43°05'33" WEST 20.00 FEET; THENCE NORTH 46°54'32" WEST 221.22 FEET; THENCE SOUTH 43°04'35" WEST 3.71 FEET; THENCE NORTH 46°54'31" WEST 20.00 FEET TO THE POINT OF BEGINNING.

TAX ID # 15-125-0006 and 15-123-0020

SUBJECT TO easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year **2017** and thereafter.

WITNESS, the hand(s) of said Grantor(s), this 23rd day of February, 2017.

Signed in the Presence of:

Moris Herscowitz and Janet Herscowitz,
Trustees of the Herscowitz Living Trust dated
September 5, 2003

BY: Moris Herscowitz
Moris Herscowitz, Trustee

By: Janet Herscowitz, Trustee
Janet Herscowitz, Trustee

STATE OF ~~Utah~~ CALIFORNIA

County OF ~~Davis~~ LOS ANGELES

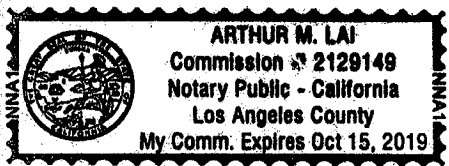
I, ARTHUR M. LAI, a Notary Public for the County of
LOS ANGELES and State of California, do hereby certify that Moris Herscowitz and Janet
Herscowitz, Trustees of the Herscowitz Living Trust dated September 5, 2003 personally appeared before
me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 23nd of February, 2017.

Arthur M. Lai
Notary Public

My Commission Expires: 10/15/2019

(SEAL)





W3084882

EH 3084882 PG 1 OF 3
LEANN H KILTS, WEBER COUNTY RECORDER
15-SEP-20 106 PM FEE \$40.00 DEP THU
REC FOR: GOLDEN PROP INC

Mailing Address of GRANTEE:

GOLDEN PROPERTIES INC.
P. O. BOX 12185
OGDEN, UT 84412-2185

QUIT CLAIM DEED

GOLDEN OGDEN PROPERTIES, LLC, a Utah limited liability company, GRANTOR, of Ogden City, County of Weber, State of Utah, hereby QUIT CLAIMS to GOLDEN PROPERTIES INC., GRANTEE, of Ogden City, County of Weber, State of Utah, for the sum of Ten and no/100 Dollars (\$10.00), and other valuable consideration, the following described tract of land in Weber County, State of Utah:

ALL OF LOT 130, OGDEN COMMERCIAL & INDUSTRIAL PARK PLAT "A" – SECOND AMENDMENT.

IN WITNESS WHEREOF, the Grantor has executed this Quit Claim Deed by its authorized officers this 8th day of September, 2020.

GOLDEN OGDEN PROPERTIES, LLC,
a Utah limited liability company

Terrence M. White, Member

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

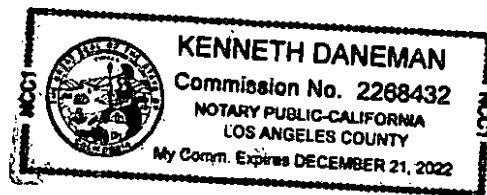
State of California

County of Los Angeles

On **September 8, 2020** before me, Kenneth Daneman, Notary Public, personally appeared **Terrence M. White**, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature

A handwritten signature in black ink, appearing to read "Terrence M. White", written over a horizontal line.

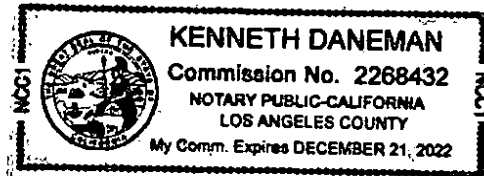
(Seal)

Jurat

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles

Subscribed and sworn to (or affirmed) before me on this 8th day of September, 2020, by **Terrence M. White**, proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.



Signature

A handwritten signature in black ink, appearing to read "Terrence M. White", written over a horizontal line.

(Seal)