

After Recording Return to:
Ms. Cindy Lund
Price Development Company
35 Century Park-Way
Salt Lake City, Utah SPECIAL WARRANTY DEED
84115

3553961

MALL DEVELOPMENT PARTNERSHIP, a General Partnership, Grantor, of Salt Lake City, County of Salt Lake, State of Utah, hereby CONVEYS and WARRANTS to COTTONWOOD MALL COMPANY, Grantee, a General Partnership, comprised of UTEL I, Inc., a Delaware corporation, and Mall Development Partnership, a General Partnership, of Salt Lake County, Utah, for the sum of TEN (\$10.00) DOLLARS, and other good and valuable consideration, the following described real property in Salt Lake County, State of Utah to-wit:

Beginning at a point which is South 0°02'52" East along the section line 657.97 feet and North 89°48' West 445.08 feet and South 22°00' West 5.74 feet from the Northeast corner of Section 9, Township 2 South, Range 1 East, Salt Lake Base and Meridian, said point of beginning also being South 89°48' East along the Murray-Holladay Road Monument Line 987.61 feet and South 22°00' West 5.74 feet from the County Monument at the intersection of Murray-Holladay Road and Highland Drive and running thence South 22°00' West 72.17 feet; thence South 3°30' East 72.00 feet; thence South 6°38' East 137.00 feet; thence South 79°00' West 9.91 feet; thence North 3°43'30" West 117.34 feet; thence North 34°45' West 122.50 feet; thence North 54°39' West 83.40 feet; thence North 27°00' West 12.72 feet; thence South 89°48' East 167.78 feet to the point of beginning. Excluding that portion lying within Murray-Holladay Road right-of-way. Total area 11,610.1 square feet or 0.267 acre. Area excluding right-of-way 7439.4 square feet or 0.171 acre.

Grantor warrants the right, title and interest hereunder conveyed against its acts and the acts of any persons claiming by, through or under it, but not otherwise.

Reserving to Utah Power & Light Company its successors in interest and assigns, a perpetual right-of-way and easement for its existing, in place, electrical facilities and structures--said reservation is automatically extinguished upon the removal of such facilities or structures.

This conveyance is subject to all encumbrances and other exceptions to title of record.

WITNESS the hand and seal of said Grantor, this 9th day of APRIL, 1981.

MALL DEVELOPMENT PARTNERSHIP

By: KUTV Investments, Inc.,
a general partner

By: George E. Stahl
President

By: Cottonwood Industries Corporation,
a general partner

By: [Signature]
Vice President

ATC 81-15502

KATIE L. BAXON
RECORDER
SALT LAKE COUNTY,
UTAH

APR 13 4 35 PM '81

ASSOCIATED TITLE CO.
REF. DEP.

[Signature]
300

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

On this 9th day of April, 1981, personally appeared before me GEORGE C. HATCH, known to me to be the President of KUTV Investments, Inc., a General Partner of Mall Development Partnership, a Utah general partnership, and the said GEORGE C. HATCH duly acknowledged to me that he signed the foregoing instrument as President of KUTV Investments, Inc., as general partner, for and on behalf of Mall Development Partnership, pursuant to authority in him vested.

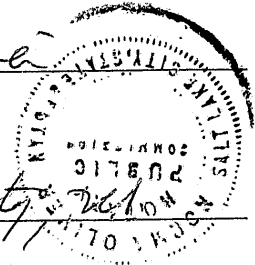
Norma Oliver
Notary Public

My Commission Expires

Residing at

2/1/83

Salt Lake City



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

On this 9th day of April, 1981, personally appeared before me G. REX FRAZIER, known to me to be the Vice President of Cottonwood Industries Corporation, a General Partner of Mall Development Partnership, a Utah general partnership, and the said G. REX FRAZIER duly acknowledged to me that he signed the foregoing instrument as Vice President of Cottonwood Industries Corporation, as general partner, for and on behalf of Mall Development Partnership, pursuant to authority in him vested.

Michael C. Frazier
Notary Public

My Commission Expires

Residing at

1-5-83

4962 STANFORD LANE, SLC, UT. 84117

