

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.

13158466  
12/30/2019 9:36:00 AM \$40.00  
Book - 10878 Pg - 8526-8527  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
COTTONWOOD TITLE  
BY: eCASH, DEPUTY - EF 2 P.

Mail Recorded Deed and Tax Notice To:  
Grantee  
2180 S 1300 E., Ste 240  
Slat Lake City, Utah 84106



### SPECIAL WARRANTY DEED

BP 1 NAMPA, LLC

GRANTOR(S) of Layton, State of Utah, hereby Conveys and Warrants against all who claim by, through, or under the grantor to

CNBS, LLC, a Utah limited liability company as to an undivided 50% interest, and;  
JAFCO, LLC, a Utah limited liability company as to an undivided 50% interest

GRANTEE(S) of Layton, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration,  
the following described tract of land in Davis County, State of Utah:

*Salt Lake*

See Exhibit "A" attached hereto and made a part hereof.

SUBJECT TO a Deed of Trust Recorded February 1, 2016 as Entry number 12215147 in Book 10399 at Page 9087 as found in the Official Records.

TAX ID NO.: 1618-159-008 (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

SUBJECT TO: Property taxes for the year 2019 and thereafter; covenants, conditions, restrictions and easements apparent or of record, all applicable zoning laws and ordinances.

Dated this 23 day of DEC., 2019.

BP 1 NAMPA, LLC

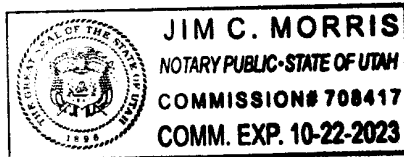
BY: Michael R. Christensen  
Name: Michael R. Christensen  
Its: Manager

STATE OF UTAH

COUNTY OF DAVIS

On the 23 day of DEC., 2019, personally appeared before me MICHAEL R. CHRISTENSEN who acknowledged themselves to be the MANAGER of BP NAMPA, LLC, and that they, as such MANAGER, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Jim C. Morris  
Notary Public



**Exhibit "A"**  
**(Legal Description)**

All of Lots 8, 9, 10, 11, 12 and 13, Block 2, Rigby Place Addition, part of the North 1/2 of Block 6, Five Acre Plat "A" Big Field Survey, according to the Official Plat thereof on file and of record in the Salt Lake County Recorder's Office, State of Utah.

Less and Excepting therefrom that portion of the property lying within the subject property and described by Warranty Deed, conveying a portion to Salt Lake City Corporation, dated May 20, 1987, recorded June 29, 1987, as Entry No. 4483253, in Book 5935, at Page 2271, of Salt Lake County Records, to wit:

Beginning on the Northwest corner of Lot 13, Block 2, Rigby Place; thence North 89°49'43" East 140.00 feet; thence South 00°05'09" West 3.219 feet; thence South 88°64'41" West 6.276 feet; thence South 87°16'27" West 70.029 feet; thence South 88°54'41" West 64.793 feet to a point on the East line of Main Street; thence North 00°05'09" East 7.463 feet along said East line to the point of beginning.

The following is shown for information purposes only: 16-18-159-008