



\*W2912840\*

E# 2912840 PG 1 OF 3  
Leann H. Kilts, WEBER COUNTY RECORDER  
30-Mar-18 0409 PM FEE \$14.00 DEP DA  
REC FOR: COTTONWOOD TITLE INSURANCE AGENCY  
ELECTRONICALLY RECORDED

Mail Recorded Deed and Tax Notice To:  
Landing Point Apartments, L.C., a Utah limited liability company  
609 Meadowlark Ln  
Bountiful, UT 84010



File No.: 101652-CAF

## SPECIAL WARRANTY DEED

**Jack Fisher Land Company, LLC, a Utah limited liability company**  
**GRANTOR(S)** of Centerville, State of Utah, hereby Conveys and Warrants against all who claim by,  
through, or under the grantor to  
**Landing Point Apartments, L.C., a Utah limited liability company**

**GRANTEE(S)** of Bountiful, 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 **Weber County, State of Utah**:

**SEE EXHIBIT "A" ATTACHED HERETO**

**TAX ID NO.: 07-002-0020** (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 2018 and thereafter; covenants, conditions, restrictions and easements apparent or of record, all applicable zoning laws and ordinances.

Dated this 30th day of March, 2018.

Jack Fisher Land Company, LLC, a Utah limited liability company

BY: J. Fisher Companies, LLC, its Manager

By:   
Owen Fisher  
Its Managing Partner

File No. 101652-CAF

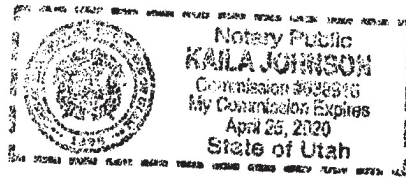
STATE OF UTAH

COUNTY OF DAVIS

On the 30<sup>th</sup> day of March 2018, personally appeared before me Owen Fisher, who acknowledged himself/herself to be the Managing Partner of J. Fisher Companies, which is Manager of Jack Fisher Land Company, LLC, a Utah limited liability company, a limited liability company, and that he/she, as such Managing Partner ~~of Manager~~, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

\*LLC

  
\_\_\_\_\_  
Notary Public



600016

4.25.2020

File No. 101652-CAF

**EXHIBIT A**

A part of the Northwest quarter of Section 15, Township 5 North, Range 1 West, Salt Lake Base and Meridian:

Commencing at the Southwest corner of said Northwest corner of Section 15; thence 784.89 feet North  $00^{\circ}05'51''$  East along the section line; and 633.70 feet South  $89^{\circ}54'09''$  East to the point of beginning being an existing right of way monument and running thence three (3) courses along the East right of way line of Harrison Boulevard (SR-203) according to Highway Right of Way Plans S-162(3) Sheets 4 and 5, as follows: (1) North  $64^{\circ}04'09''$  West 74.20 feet; (2) North  $31^{\circ}27'00''$  West 484.00 feet to a point of curvature; and (3) Northwesterly along the arc of a 1,860.10 foot radius curve to the right a distance of 104.70 feet (Delta Angle equals  $03^{\circ}13'30''$  and Long Chord bears North  $29^{\circ}50'15''$  West 104.69 feet) to the intersection of said East right of way line and the North line of the Southwest quarter of said Northwest quarter; thence South  $89^{\circ}32'00''$  East 739.12 feet to the Southerly right of way line of Old Post Road, to a point of a non-tangent curve, of which the radius point lies North  $48^{\circ}16'26''$  East; thence two (2) courses along said Southerly right of way line as follows: (1) Southeasterly along the arc of a 1,507.66 foot radius curve to the left a distance of 414.62 feet (Delta Angle equals  $15^{\circ}45'25''$  and Long Chord bears South  $49^{\circ}36'17''$  East 413.32 feet); and (2) Southeasterly along the arc of a 854.67 foot radius curve to the right a distance of 23.09 feet (Long Chord bears South  $56^{\circ}42'34''$  East 23.09 feet) to an old existing fence line; thence South  $00^{\circ}28'15''$  West 254.17 feet along said old existing fence line; thence North  $85^{\circ}33'49''$  West 486.78 feet along an old existing fence line and said old fence line extended; thence South  $81^{\circ}13'26''$  West 216.96 feet to the point of beginning.