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11/19/2018 9:51:00 AM \$21.00
Book - 10731 Pg - 4076-4080
ADAM GARDINER
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 5 P.

Mail Recorded Deed and Tax Notice To:
Stay WVC, LLC, a Utah limited liability company
1770 West 4100 South
West Valley City, UT 84119



File No.: 96141-JP

WARRANTY DEED

Stay WVC, LLC a Utah limited liability company

GRANTOR(S) of North Salt Lake, State of Utah, hereby Conveys and Warrants to

West Valley-JMYL LP, a California limited partnership

GRANTEE(S) of West Valley City, 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 **Salt Lake County**, State of Utah:

SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 15-34-377-019 (for reference purposes only)

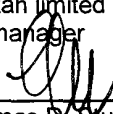
Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

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 13th day of November, 2018.

Stay WVC, LLC, a Utah limited liability company

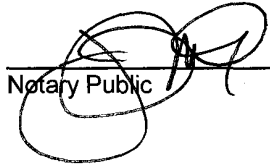
By: STAY CAPITAL, LLC
a Utah limited liability company
its manager

BY: 
Thomas D. Stuart
Manager

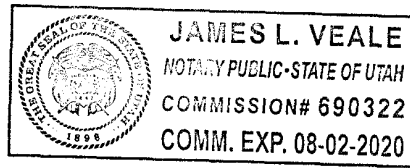
STATE OF UTAH

COUNTY OF SALT LAKE

On the 13th day of November, 2018, personally appeared before me Thomas Stuart, who acknowledged himself/herself to be the Manager of STAY CAPITAL, LLC a Utah limited liability company, Manager of Stay WVC, LLC, a Utah limited liability company, a limited liability company, and that he/she, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.



Notary Public



**EXHIBIT A
PROPERTY DESCRIPTION**

A parcel of land situate in the Southwest quarter of Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian, located in West Valley City, County of Salt Lake, State of Utah, said parcel being all of that certain tract of property described in Warranty Deed recorded in Book 7567 at Page 486 as Entry No. 6538369 and being more particularly described as follows:

Beginning at a point on the West line of Redwood Road, said point of beginning being witnessed by a copper rivet set in the curb line 10.3 feet East of the point of beginning, said point of beginning being North 00°01'20" West, along the section line a distance of 260.00 feet and North 89°53'39" West, a distance of 53.00 feet from the South quarter corner of said Section 34 and running thence North 89°53'39" West, a distance of 314.00 feet, to a nail and washer stamped "McNeil Engr."; thence South 00°01'20" East, a distance of 207.00 feet to a rebar without cap 0.2' below surface at the North line of 4100 South Street; thence North 89°53'39" West, along said North line, a distance of 432.98 feet, to a copper rivet set in the drive approach said point being at a point of curvature; thence Westerly along the arc of a 1152.19 foot radius curve to the right, through a central angle of 05°57'12", a distance of 119.72 feet, the long chord of which bears North 86°55'03" West, a distance of 119.66 feet to a point of reverse curvature; thence Westerly along the arc of a 1258.19 foot radius curve to the left, through a central angle of 01°46'14", a distance of 38.88 feet, the long chord of which bears North 84°49'34" West a distance of 38.88 feet, to the West bank of the branch of the North Jordan Canal and a copper rivet set in the top of a wing wall; thence Northwesterly along said West bank per the Snideman and Associate Record of Survey No. S00-10-0629 on file with the Salt Lake County Surveyor's office the following five (5) courses and distances: (1) North 20°19'24" West, a distance of 69.34 feet; (2) North 31°22'27" West, a distance of 90.41 feet; (3) North 40°22'48" West, a distance of 89.83 feet; (4) North 38°52'00" West, a distance of 121.94 feet; (5) North 39°19'14" West, a distance of 90.39 feet, to a rebar and cap stamped Snideman and the East line of Briarwood Plat "D" Subdivision recorded in Book 78P at Page 151 of Plats, on file with the Salt Lake County Recorder's office; thence North 00°06'37" West, along said East line, a distance of 226.06 feet, to the East-West 1/16th line of the Southeast quarter; thence South 89°57'14" East, along said 1/16th line, a distance of 1168.54 feet, to a rebar and cap stamped Great Basin set per Record of Survey No. S00-01-0074 and the West line of aforesaid Redwood Road; thence South 00°01'20" East, along said West line, a distance of 404.96 feet to the point of beginning. (also known as JMYL West Valley Subdivision)

LESS AND EXCEPTING the following:

A parcel of land situate in the Southwest quarter of Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian, located in West Valley City, County of Salt Lake, State of Utah, said parcel being a portion of that certain tract of property described in Warranty Deed recorded in Book 7567 at Page 486, Entry No. 6538369 and being more particularly described as follows:

Beginning at a point on the West line of Redwood Road, said point being North 00°01'20" West, along the section line a distance of 463.96 feet and South 89°58'40" West, a distance of 53.00 feet; from the South quarter corner of said Section 34, said point also being South 00°01'20" East 201.12 feet from a rebar and cap stamped Great Basin set per record of survey #S00-01-0074; and running thence South 89°58'40" West, a distance of 156.82 feet; thence North 00°01'20" West, a distance of 159.97 feet; thence North 89°58'40" East, a distance of 156.82 feet to said West line of Redwood Road; thence South 00°01'20" East, along said West line 159.97 feet to the point of beginning. (also known as Lot 2, JMYL West Valley Subdivision)

ALSO LESS AND EXCEPTING the following:

A parcel of land situate in the Southwest quarter of Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian, located in West Valley City, County of Salt Lake, State of Utah, said parcel being a part of that certain tract of property described in Warranty Deed recorded in Book 7567 at Page 486 as Entry No. 6538369 and being more particularly described as follows:

Beginning at the Southwest corner of said certain tract which is 958.33 feet along the section line a bearing of North 89°53'39" West and 62.65 feet perpendicular to said section North 00°06'21" East from the South quarter corner of said Section 34, said beginning also at a point on the North line of 4100 South Street; running thence along the West line of said certain tract (2) two courses as follows: North 20°19'24" West a distance of 69.34 feet and North 31°22'27" West a distance of 15.98 feet; thence North 73°07'20" East a distance of 79.95 feet; thence South 89°53'39" East a distance of 66.21 feet to a non-tangent point on a curve; thence along the arc of a 200.00 foot radius curve to the left a distance of 36.36 feet (central angle equals 10°24'59" and long chord bears South 24°25'41" East a distance of 36.31 feet); thence South 29°38'11" East 18.14 feet to a point of curvature; thence along the arc of a 100.00 foot radius curve to the right a distance of 51.91 feet (central angle equals 29°44'32" and long chord bears South 14°45'55" East a distance of 51.33 feet); thence South 00°06'21" West a distance of 13.17 feet to said North line of 4100 South Street and a non-tangent point on a curve; thence along said North line (2) two courses as follows: along the arc of a 1,152.19 foot radius curve to the right a distance of 108.86 feet (central angle equals 05°24'48" and long chord bears North 86°38'51" West a distance of 108.82 feet) to a point of reverse curvature and along the arc of a 1258.19 foot radius curve to the left a distance of 38.88 feet (central angle equals 01°46'14" and long chord bears North 84°49'34" West a distance of 38.88 feet) to the point of beginning. (also known as Lot 7, JMYL West Valley Subdivision)

ALSO LESS AND EXCEPTING the following:

A parcel of land situate in the Southwest quarter of Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian, located in West Valley City, County of Salt Lake, State of Utah, said parcel being a portion of that certain tract of property described in Warranty Deed recorded in Book 7567 at Page 486 as Entry No. 6538369 and being more particularly described as follows:

Beginning at a point on the West line of Redwood Road, said point of beginning being witnessed by a copper rivet set in the curb line 10.3 feet East of the point of beginning, said point of beginning being North 00°01'20" West, along the section line a distance of 260.00 feet and North 89°53'39" West, a distance of 53.00 feet; from the South quarter corner of said Section 34; and running thence North 89°53'39" West, a distance of 314.00 feet, to a nail and washer stamped "McNeil Engr."; thence South 00°01'20" East, a distance of 47.88 feet; thence North 89°53'39" West 130.30 feet; thence South 00°06'21" West 58.95 feet to a point of curvature; thence Southerly along the arc of a 200.00 foot radius curve to the left a distance of 31.16 feet (central angle equals 08°55'37" and long chord bears South 04°21'27" East 31.13 feet); thence South 08°49'16" East 23.55 feet to a point of curvature; thence Southerly along the arc of a 200.00 foot radius curve to the right a distance of 31.16 feet (central angle equals 08°55'37" and long chord bears South 04°21'27" East 31.13 feet); thence South 00°06'21" West 14.83 feet to the North line of 4100 South Street; thence North 89°53'39" West, along said North line, a distance of 31.00 feet; thence North 00°06'21" East 20.22 feet to a point of curvature; thence Northerly along the arc of a 100.00 foot radius curve to the left a distance of 15.58 feet (central angle equals 08°55'37" and long chord bears North 04°21'27" West 15.56 feet); thence North 08°49'16" West, a distance of 6.94 feet to a point of curvature; thence Northerly along the arc of a 100.00 foot radius curve to the right a distance of 15.58 feet (central angle equals 08°55'37" and long chord bears North 04°21'27" West 15.56 feet); thence North 00°06'21" East, a distance of 101.01 feet; thence North 89°53'39" West, a distance of 303.66 feet to a non-tangent point on a curve; thence Southeasterly along the arc of a 169.00 foot radius curve to the left a distance of 69.01 feet (central angle equals 23°23'49" and long chord bears South 17°56'16" East 68.53 feet); thence South 29°38'11" East, a distance of 18.14 feet to a point of curvature; thence Southerly along the arc of a 131.00 foot radius curve to the right a distance of 68.00 feet (central angle equals 29°44'32" and long chord bears South 14°45'55" East 67.24 feet); thence South 00°06'21" West, a distance of 13.22 feet to said North line of 4100 South Street; thence along said North line the following two (2) courses: North 89°53'39" West, a distance of 20.14 feet to a point of curvature and Westerly along the arc of a 1,152.19 foot radius curve to the right a distance of 10.86 feet (central angle equals 00°32'24" and long chord bears North 89°37'27" West 10.86 feet) to a point of non-tangency; thence North 00°06'21" East, a distance of 13.17 feet to a point of curvature; thence Northerly along the arc of a 100.00 foot radius curve to the left a distance of 51.91 feet (central angle equals 29°44'32" and long chord bears North 14°45'55" West 51.33 feet); thence North 29°38'11" West, a distance of 18.14 feet to a point of curvature; thence Northwesterly along the arc of a 200.00 foot radius curve to the right a distance of 36.36 feet (central angle equals 10°24'59" and long chord bears North 24°25'41" West 36.31 feet) to a point of non-tangency; thence North 89°58'39" West, a distance of 66.21 feet; thence South 73°07'20" West, a distance of 79.95 feet to the West bank of the branch of the North Jordan Canal; thence Northwesterly along said West bank per the

Snideman and Associate record of survey #S00-10-0629 on file with the Salt Lake County Surveyor's office the following four (4) courses and distances: (1) North 31°22'27" West, a distance of 74.73 feet; (2) North 40°22'48" West, a distance of 89.83 feet; (3) North 38°52'00" West, a distance of 121.94 feet; (4) North 39°19'14" West, a distance of 90.39 feet, to a rebar and cap stamped Snideman and the East line of Briarwood Plat 'D' Subdivision recorded in Book 78P, at Page 151 of plats, on file with the Salt Lake County Recorder's office; thence North 00°06'37" West, along said East line, a distance of 226.06 feet, to the East-West 1/16th line of the Southeast quarter; thence South 89°57'14" East, along said 1/16th line, a distance of 1,168.54 feet, to a rebar and cap stamped Great Basin set per record of survey #S00-01-0074 and the West line of aforesaid Redwood Road; thence South 00°01'20" East, along said West line, a distance of 41.15 feet; thence South 89°58'40" West, a distance of 156.82 feet; thence South 00°01'20" East, a distance of 313.13 feet; thence North 89°58'40" East, a distance of 156.82 feet to said West line of aforesaid Redwood Road; thence South 00°01'20" East, along said West line, a distance of 50.68 feet to the point of beginning. (also known as Lot 1, JMYL West Valley Subdivision)

Tax Id No.: 15-34-377-019