

Recording Requested by:  
First American Title Insurance Company  
6985 S. Union Park Ctr, Suite 170  
Midvale, UT 84047  
(801)562-2212

Mail Tax Notices to and  
AFTER RECORDING RETURN TO:  
Pierson Properties, LLC  
2021 West Buckeye Road  
Phoenix, AZ 85009

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

# RESPA

## WARRANTY DEED

Escrow No. **301-5924853 (ER)**  
A.P.N.: **26-054-0073**

**MorFarm, LLC, a Utah limited liability company, Grantor, of Srpingville, Utah County, State of UT, hereby CONVEY AND WARRANT to**

**Pierson Properties, L.L.C., a Utah limited liability company, Grantee, of Salt Lake City, Salt Lake County, State of UT, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in Utah County, State of Utah:**

**COMMENCING AT THE NORTH QUARTER CORNER OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 89°18'39" WEST 490.98 FEET; THENCE SOUTH 65°07'53" EAST 326.70 FEET; THENCE SOUTH 116.14 FEET; THENCE SOUTH 464.63 FEET; THENCE SOUTH 400.00 FEET; THENCE SOUTH 190.76 FEET; THENCE NORTH 89°20'29" EAST 416.70 FEET; THENCE NORTH 00°09'54" EAST 790.75 FEET; THENCE NORTH 52°10'08" EAST 458.41 FEET; THENCE NORTH 26°06'49" EAST 119.63 FEET; THENCE NORTH 72°49'01" EAST 103.82 FEET; THENCE NORTH 108.74 FEET; THENCE SOUTH 89°19'30" WEST 738.30 FEET TO THE POINT OF BEGINNING.**

**LESS AND EXCEPTING THEREFROM THAT PORTION CONVEYED TO QUESTAR GAS COMPANY AS DISCLOSED BY WARRANTY DEED RECORDED OCTOBER 09, 2014 AS ENTRY NO. 72526:2014 OF OFFICIAL RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**A PORTION OF THAT REAL PROPERTY DESCRIBED IN DEED ENTRY NO. 88325:2012 IN THE OFFICIAL RECORDS OF THE UTAH COUNTY RECORDER LOCATED IN THE NORTHEAST QUARTER OF SECTION 8, AND THE SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED**

A.P.N.: 26-054-0073

Warranty Deed - continued

File No.: 301-5924853 (ER)

**AS FOLLOWS:**

**BEGINNING AT THE NORTHEAST CORNER OF SAID REAL PROPERTY SAID POINT BEING LOCATED NORTH 89°28'05" EAST ALONG THE SECTION LINE 738.28 FEET AND NORTH 1.84 FEET FROM THE NORTH QUARTER CORNER OF SECTION 8, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 89°19'30" WEST ALONG THE NORTH LINE OF SAID REAL PROPERTY 99.20 FEET; THENCE SOUTH 138.24 FEET TO THE SOUTH LINE OF SAID REAL PROPERTY; THENCE ALONG SAID REAL PROPERTY THE FOLLOWING TWO (2) COURSES: NORTH 72°49'01" EAST 103.82 FEET; THENCE NORTH 108.74 FEET TO THE POINT OF BEGINNING.**

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year **2019** and thereafter.

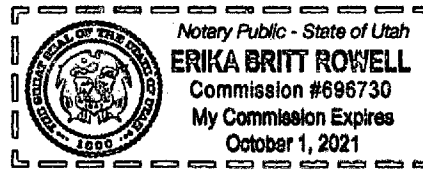
Witness, the hand(s) of said Grantor(s), this **June 21st, 2019**.

MorFarm, LLC, a Utah limited liability company

By: [Signature]  
Name: Mike Morley  
Title: Manager

By: [Signature]  
Name: McKay Morley  
Title: Manager

STATE OF UTAH )  
County of SALT LAKE )ss.



On 6-21-19, before me, the undersigned Notary Public, personally appeared **Mike Morley and McKay Morley, as Managers of MorFarm, LLC, a Utah limited liability company**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]  
Notary Public

My Commission Expires: 10-1-21