



Prepared By Provo Land Title
Company
89515-20

After Recording Mail To:
C/O Davies Design Build
240 N 1200 E Ste. 201
Lehi, UT 84043

Space Above This Line for Recorder's Use

WARRANTY DEED

Axley-Way Investments, LLC

GRANTOR (S) for and in consideration of the sum of Ten and no/100 Dollars (\$10.00),
and other good and valuable consideration in hand paid by

United Business and Alliance, LLC

GRANTEE(S), of 240 North 1200 East #201 in Lehi, UT 84043

hereby CONVEYS AND WARRANTS unto said GRANTEE(S), the following lands lying
in Utah County, UT:

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND
MADE A PART HEREOF.

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise
appertaining members and appurtenances to the Real Estate in anywise appertaining
thereto, being subject, however, to easements, rights of way, restrictions, etc., of record
or enforceable in law or equity.

Tax Serial No. 26-041-0056

Witness our hands on 17th day of December, 2020

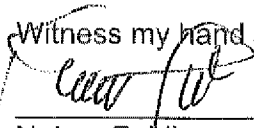
Grantor:


Axley-Way Investments, LLC

STATE OF UTAH
COUNTY OF UTAH

On this 17th day of December, 2020, personally appeared Edward Axley, whose identity is personally known to me or proved on the basis of satisfactory evidence and who by me duly sworn or affirm, did say he is the manager of **Axley-Way Investments, LLC** and said document was signed by him/her on behalf of said Limited Liability Company by Authority of its Bylaws or Resolution of its Board of Directors, and said Edward Axley acknowledged to me said Limited Liability Company executed the same.

Witness my hand and official seal.


Notary Public

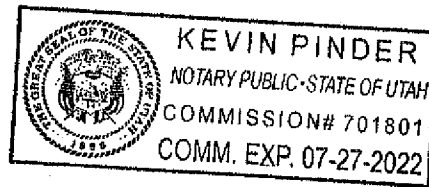


EXHIBIT A

Property 1:

COMMENCING SOUTH 329.61 FEET AND WEST 929.97 FEET FROM NORTH 1/4 CORNER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; SOUTH 0 DEG. 0' 17" WEST 250 FEET; NORTH 89 DEG. 59' 43" WEST 227.15 FEET; SOUTH 0 DEG. 17' 34" WEST .77 FEET; WEST 386.63 FEET; NORTH 10.08 FEET; ALONG A CURVE TO THE RIGHT (CHORD BEARS: NORTH 45 DEG. 17' 48" WEST 7.03 FEET, RADIUS = 5 FT); NORTH 0 DEG. 35' 36" WEST 131.63 FEET; ALONG A CURVE TO THE RIGHT (CHORD BEARS: NORTH 7 DEG. 24' 0" EAST 140.86 FEET, RADIUS = 506.5 FEET); ALONG A CURVE TO THE LEFT (CHORD BEARS: NORTH 7 DEG. 42' 13" EAST 156.59 FEET, RADIUS = 585.5 FEET); NORTH .28 FEET; SOUTH 89 DEG. 59' 43" EAST 165.24 FEET; SOUTH 0 DEG. 0' 17" WEST 191 FEET; SOUTH 89 DEG. 59' 43" EAST 415.8 FEET TO BEGINNING.