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7/29/2016 11:11:00 AM \$17.00
Book - 10458 Pg - 2366-2368
Gary W. Ott
Recorder, Salt Lake County, UT
FIRST AMERICAN NCS
BY: eCASH, DEPUTY - EF 3 P.

Recording Requested by:
First American Title Insurance Company
National Commercial Services
215 South State Street, Ste. 380
Salt Lake City, UT 84111
(801)536-3100
AFTER RECORDING RETURN TO:
One Pioneer Property, LLC
2254 Swiftwater Way
Glendora, CA 91741

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

SPECIAL WARRANTY DEED

Escrow No: **NCS-758368-SLC1 (ami)**
A.P.N.: **15-16-300-008-0000**

Atwood Mobile Products, LLC, a Delaware limited liability company, Grantor, of **Louisville**, **Jefferson** County, State of **KY**, hereby CONVEYS AND WARRANTS only as against all claiming by, through or under it to

One Pioneer Property, LLC., a Utah limited liability company, Grantee, of **Glendora**, **Salt Lake** County, State of **CA**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Salt Lake** County, State of **Utah**:

PARCEL 1:

Beginning at a point which is 1057.044 feet South 0°03'08" East and South 89°45'30" West 25.00 feet from a Salt Lake County Monument located at the intersection of 17th South and Pioneer Road, said point of beginning being also variously described as being 17.97 feet East and 1619.28 feet North and South 89°45'20" West 25.0 feet, and as being North 89°45'30" East 17.05 feet, and North 0°03'08" West 1619.20 feet and South 89°45'30" West 25 feet from the South Quarter Corner of Section 16, Township 1 South, Range 1 West, Salt Lake Base and Meridian; and running thence from said point of beginning, South 0°03'08" East 482.72 feet; thence South 89°45'30" West 180.46 feet; thence North 0°03'08" West 482.72 feet; thence North 89°45'30" East 180.02 feet to the point of beginning.

Less and Excepting that portion conveyed to Salt Lake City Corporation by Warranty Deed recorded February 17, 2000 as Entry No. 7577865 in Book 8343 at Page 612 of Official Records, being more particularly described as follows:

Commencing at a point which is North 0°05'40" East 840.17 feet and West 9.47 feet from the witness corner, which is 300.00 feet North 0°05'40" East along the section line from the South Quarter Corner Section 16, Township 1 South, Range 1 West, Salt Lake Base and Meridian; thence South 89°56'52" West 12.71 feet to a point on a curve; thence Northeasterly 39.48 feet along a 300 foot radius curve concave to the Northwest (chord bears North 3°45'14" East 39.45 feet); thence North 0°01'27" West 443.40 feet; thence North 89°56'52" East 9.45 feet; thence South 0°06'08" East 482.72 feet to the point of the beginning.

Also Less and Excepting any portion of the above legal description lying within the legal bounds of Pioneer Road.

PARCEL 2:

Beginning at a point which is 1057.044 feet South 0°03'08" East and 25.0 feet South 89°45'30" West from Salt Lake County Monument located at the intersection of 17th South Street and Pioneer Road, said monument being North 89°45'30" East 19.442 feet and North 0° 03'08" West 2676.244 feet from the South Quarter Corner of Section 16, Township 1 South, Range 1 West, Salt Lake Base and Meridian; thence South 89°45'30" West 181.44 feet; thence North 76°05' West 466.454 feet; thence North 89°56'52" East 634.434 feet; thence South 0°03'08" East 112.0 feet to the point of beginning.

Less and Excepting that portion conveyed to Salt Lake City Corporation by Warranty Deed recorded February 17, 2000 as Entry No. 7577865 in Book 8343 at Page 612 of Official Records, being more particularly described as follows:

Commencing at a point North 0°05'40" East 1322.89 feet and West 11.12 feet from the witness corner, which is 300.00 feet North 0°05'40" East along the section line from the South Quarter Corner Section 16, Township 1 South, Range 1 West, Salt Lake Base and Meridian; thence South 89°56'52" West 9.45 feet; thence North 0°01'27" West 112.00 feet; thence North 89°56'52" East 9.30 feet; thence South 0°06'08" East 112.00 feet to the point of beginning.

Also Less and Excepting any portion of the above legal description lying within the legal bounds of Pioneer Road.

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year 2016 and thereafter.

Witness, the hand(s) of said Grantor(s), this 7-28-16.

Atwood Mobile Products, LLC, a Delaware limited liability company

By: Dometic Corporation
Its: Sole Member

By: Steve McElwain
Name: Steve McElwain
Title: Chief Financial Officer

STATE OF Kentucky)
County of Jefferson) ss.

On 7-27-16, before me, the undersigned Notary Public, personally appeared **Steve McElwain the Chief Financial Officer for Dometic Corporation the Sole Member of Atwood Mobile Products, LLC, a Delaware 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.

My Commission Expires: July 7, 2018

Amber M. Roe
Notary Public
Amber M. Roe

