

Mail Tax notice to:
Grantee
John R. Bennett
8919 Red Willow Circle
Sandy, Utah 84093

MNT File No.: 66275
Tax ID No.: 3-273-17
6-76-1
6-76-2

SPECIAL WARRANTY DEED

Deer Run Timber LLC, a Utah limited liability company also appearing on record as Deer Run Timber, LLC

GRANTOR of 8919 Red Willow Circle, Sandy, State of Utah hereby CONVEYS and WARRANTS against any and all claiming by through or under them./him/her/it only to: :

Deer Run Timber LLC, a Utah limited liability company

GRANTEE of Centennial Plaza, Richfield, Utah, for the sum of TEN AND 00/100'S DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Sevier County, State of Utah:

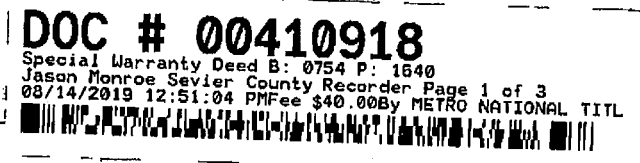
See Exhibit A

SUBJECT TO: County and/or City Taxes not delinquent; Bonds and/or Special Assessments not delinquent and Covenants, Conditions, Restrictions, Rights-of-Way, Easements, Leases and Reservations now of Record.

This deed is being recorded to adjust parcels for tax purposes as shown on that certain Boundary Line Adjustment Survey for Parcels Formerly Constituting the Centennial Plaza Planned Unit Development Business Units Condominium Project, formerly portions of Centennial Plaza Planned Unit Development Phases 1 and 2 and Condominium Plat, recorded in the Sevier County Recorder's Office February 28, 2018 as Entry No. 00403237 in Plat Book 0735 at Page 566 of the official records.

Signature and notary attached

Special Warranty Deed



WITNESS, the hand(s) of said grantor(s), .

Deer Run Timber LLC, a Utah Limited Liability Company

John R. Bennett MANAGER
By: John R. Bennett, manager

Anita M. Bennett, manager
By: Anita M. Bennett, manager

State of Utah County of Salt Lake)ss:

State of Utah County of Salt Lake)ss:

On this date, 8/9 2109, personally appeared before me John R. Bennett and Anita M. Bennett, who being by me duly sworn did say that they are the Managers of Deer Run Timber LLC, a Utah Limited Liability Company, that executed the above and foregoing instrument and that said instrument was signed on behalf of said company by authority of its Articles of Organization and/or Operating Agreement and said John R. Bennett and Anita M. Bennett acknowledged to me that said limited liability company executed same.

Christie L Rice
Notary Public



DOC # 00410918
Special Warranty Deed B: 0754 P: 1641
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08/14/2019 12:51:04 PM Fee \$40.00 By METRO NATIONAL TITL

Special Warranty Deed

PARCEL 1

BEGINNING AT A POINT LOCATED NORTH 1859.65 FEET AND EAST 867.56 FEET FROM THE SOUTHWEST CORNER OF SECTION 24, T. 23 S., R. 3 W., S.L.B. & M.; THENCE N10°17'01"E 26.00 FEET; THENCE S79°42'59"E 67.92 FEET; THENCE N54°51'41"E 36.81 FEET; THENCE N44°04'27"E 61.74 FEET; THENCE S43°06'38"E 126.96 FEET; THENCE AROUND A 223.50 FOOT RADIUS CURVE TO THE LEFT 110.48 FEET, SAID CURVE HAVING A CHORD BEARING OF S61°30'21"W AND A CHORD DISTANCE OF 109.36 FEET; THENCE N39°19'16"W 62.75 FEET; THENCE N79°42'59"W 96.96 FEET TO THE POINT OF BEGINNING.

PARCEL 2

BEGINNING AT A POINT LOCATED NORTH 1859.65 FEET AND EAST 867.56 FEET AND N10°17'01"E 26.00 FEET FROM THE SOUTHWEST CORNER OF SECTION 24, T. 23 S., R. 3 W., S.L.B. & M.; THENCE N10°17'01"E 47.38 FEET; THENCE N16°31'03"E 76.12 FEET; THENCE N60°21'59"E 49.10 FEET; THENCE N85°43'05"E 166.09 FEET; THENCE N02°03'51"W 18.01 FEET; THENCE N30°34'32"W 8.50 FEET; THENCE N59°25'28"E 52.95 FEET; THENCE N39°35'32"E 81.58 FEET; THENCE S50°24'28"E 73.00 FEET; THENCE S39°35'32"W 10.44 FEET; THENCE S69°37'05"E 105.43 FEET; THENCE S19°39'49"E 34.08 FEET; THENCE AROUND A 123.50 FOOT RADIUS CURVE TO THE LEFT 77.93 FEET, SAID CURVE HAVING A CHORD BEARING OF S52°15'30"W AND A CHORD LENGTH OF 76.65 FEET; THENCE S34°10'48"W 121.31 FEET; THENCE AROUND A 76.50 FOOT RADIUS CURVE TO THE RIGHT 78.84 FEET, SAID CURVE HAVING A CHORD BEARING OF S63°42'14"W AND A CHORD LENGTH OF 75.40 FEET; THENCE AROUND A 223.50 FOOT RADIUS CURVE TO THE LEFT 68.48 FEET, SAID CURVE HAVING A CHORD BEARING OF S84°26'59"W AND A CHORD DISTANCE OF 68.21 FEET; THENCE N43°06'38"W 126.96 FEET; THENCE S44°04'27"W 61.74 FEET; THENCE S54°51'41"W 36.81 FEET; THENCE N79°42'59"W 67.92 FEET TO THE POINT OF BEGINNING.

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