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12/17/2013 4:22:00 PM \$15.00  
Book - 10199 Pg - 9457-9459  
Gary W. Ott  
Recorder, Salt Lake County, UT  
UNITED TITLE SERVICES  
BY: eCASH, DEPUTY - EF 3 P.

United Title Services \ 00226518

MAIL TAX NOTICE TO  
GRANTEE

## Warranty Deed

**JIM LARKIN**, Grantor

of **SALT LAKE CITY**, County of **Salt Lake**, State of Utah, hereby CONVEY and WARRANT to

**LARKIN ENTERPRISES LLC AND LARKIN ENTERPRISES LLC**, a Utah Limited Liability Company

Grantee of **2828 NORTH 2200 WEST, SALT LAKE CITY, UT 84116**, for the sum of Ten Dollars and other good and valuable consideration the following described tract(s) of land in **Salt Lake**, State of UTAH:

See Exhibit A attached hereto and made a part hereof.

**Tax Parcel Number: 08-09-476-028; 08-10-300-003; 08-10-300-009**

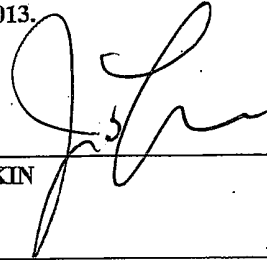
Subject to easements, restrictions and rights of way appearing of record or enforceable by law or equity and **2014** taxes and thereafter.

WITNESS, the hand(s) of said Grantor(s), this 13 day of DECEMBER, 2013.

Signed in the Presence of:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

JIM LARKIN

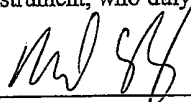


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\_\_\_\_\_  
\_\_\_\_\_

State of Utah

County of Salt Lake

On the 13 day of DECEMBER, 2013, personally appeared before me JIM LARKIN, the signer(s) of the within instrument, who duly acknowledged to me that he executed the same.

  
\_\_\_\_\_  
NOTARY PUBLIC

Residing at: COTTONWOOD HEIGHTS, UT

My Commission Expires: ~~02/14/15~~ 6/30/2015

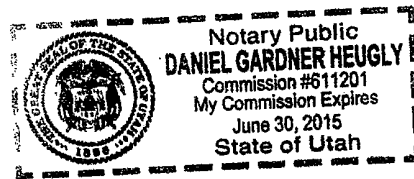


Exhibit A

Parcel 1:

Beginning at the center of a 4 rod street at the extension of an existing fence line being 930.97 feet North from the Southwest corner of the Southeast quarter of the Southeast quarter of Section 9, Township 1 North, Range 1 West, Salt Lake Base and Meridian, and running thence along said fence line South 89°17'15" East 231.37 feet to a found rebar and cap marking a Boundary Line Agreement in Book 8538, at Page 5539, in the Salt Lake County Recorder's Office; thence along said Boundary Line Agreement the following two (2) courses, (1) thence South 89°52'05" East 528.95 feet; (2) thence South 89°44'09" East 437.26 feet, more or less, to an existing fence corner marking the West line of the Salt Lake City No. 2 Ditch; thence along said fence line South 46°26'25" East 156.46 feet; thence South 45°13'18" East 488.92 feet to an existing fence corner marking the Boundary Line Agreement in Book 9169, at Page 3763, in the Salt Lake County Recorder's Office; thence along said Boundary Line Agreement North 89°47'55" West 428.68 feet; thence along an existing fence line North 89°24'13" West 118.06 feet; thence continuing along said existing fence South 89°53'29" West 228.26 feet, more or less, to an irrigation ditch; thence North along said ditch 280.40 feet, more or less, to the extension of an existing fence line; thence along said fence line South 89°53'23" West 550.00 feet; thence North 141.20 feet, more or less, to the extension of an existing fence line; thence along said fence line North 89°49'45" West 333.00 feet, more or less, to the center of a 4 rod street; thence North along the center of said street 34.48 feet to the point of beginning.

Less and excepting therefrom the Westerly portion of subject property lying within the bounds of 2200 West Street.

Parcel 2:

Beginning at a point South 89°59'57" West 90.60 feet along the Section line and North 473.796 feet and East 432.125 feet and North 45°34'00" West 643.198 feet and South 89°51'55" East 114.548 feet to the true point of beginning from the Northeast corner of Section 16, Township 1 North, Range 1 West, Salt Lake Base and Meridian and running thence South 89°51'55" East 516.654 feet along an old fence and Boundary Agreement line; thence along the Westerly right of way of the proposed I-215 Project Number SP-0067(1)0 for the following three courses; South 20°02'53" West 326.750; South 17°35'05" West 61.470 feet; South 24°11'59" East 23.016 feet; thence North 45°34'00" West 553.875 feet along the Northeasterly line of the Salt Lake City Drainage Canal to the point of beginning.