

When recorded mail to:
Neeleman Investment Co.
1061 East 2100 So.
Salt Lake City, Utah 84106

650
KATIE L. JOHNSON
RECORDING
SALT LAKE COUNTY
UTAH
JUN 30 4 50 PM '83
GRANITE FURNITURE COMPANY
DEP
Open to all interests

3812765

WARRANTY DEED

MT 1873

GRANITE FURNITURE COMPANY, GRANTOR, of Salt Lake City, Utah, hereby conveys and warrants an undivided one-third interest, to NEELEMAN INVESTMENT COMPANY, a Utah general partnership, of Salt Lake County, Utah and an undivided two-thirds interest, to GARY J. NEELEMAN and DAVID G. NEELEMAN, both of Salt Lake County, as joint tenants with rights of survivorship as to their undivided two-thirds interest, GRANTEES for the sum of Ten Dollars and other good and valuable consideration, the following described tract of land in the County of Salt Lake, State of Utah:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE
MADE A PART HEREOF.

This conveyance is made and accepted subject to all valid and existing restrictions, reservations, covenants, conditions, right-of-way, and easements properly of record, if any, affecting the above described property.

Witness the hand of the grantor this 29th day of June, 1983.

GRANITE FURNITURE CO.

Stephen C. Richards
By *Stephen C. Richards*
Vice Pres.

On June 29, 1983, personally appeared before me, Stephen Richards, who duly acknowledged to me that he is duly authorized by GRANITE FURNITURE CO., the grantor, to execute the above document and that he executed same.

MT 1873

A. L. Coe
NOTARY PUBLIC
Residing at: SALT LAKE CITY, UTAH
My Commission Expires: SEPT. 3, 1985

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EXHIBIT "A"

PARCEL 1

BEGINNING at a point North 220.77 feet and West 188.11 feet from the Southeast Corner of Lot 1, Block 1, Five Acre Plat "A", Big Field Survey (basis of bearing: Salt Lake City Engineer's Atlas Map) and running thence North 87°09'36" West 43.84 feet; thence North 2°34'09" East 68.16 feet to the South line of Evergreen Park Subdivision; thence South 89°55'47" East 24.42 feet; thence North 5°04'09" East 163.10 feet; thence South 89°55'47" East 30.00 feet; thence North 5°04'09" East 60.50 feet; thence North 89°55'47" West 30.00 feet; thence North 5°04'09" East 11.99 feet; thence South 89°55'47" East 30.00 feet; thence North 5°04'09" East 125.48 feet to the South line of Hollywood Avenue; thence South 89°55'47" East 14.75 feet; thence South 5°04'09" West 169.14 feet; thence South 89°55'47" East 8.29 feet; thence South 00°04'09" West 29.86 feet; thence South 89°55'47" East 135.00 feet to the West line of 1100 East Street; thence South 00°04'09" West 110.00 feet; thence North 89°55'47" West 119.69 feet; thence South 6°34'07" West 55.35 feet to the North line of said Lot 1; thence North 89°55'47" West 59.19 feet; thence South 2°50'24" West 66.64 feet to the point of BEGINNING.

SUBJECT TO a right of way described as follows: BEGINNING at a point 30 feet East from the Northeast Corner of Block 4, EVERGREEN PARK SUBDIVISION, and running thence East 14.75 feet; thence South 5°04'09" West 198.98 feet more or less; thence West 14.75 feet; thence North 5°04'09" East 60.50 feet; thence West 30 feet; thence North 5°04'09" East 11.99 feet; thence East 30 feet; thence North 5°04'09" West 125.48 feet more or less to the point of BEGINNING.

TOGETHER WITH a right of way for ingress and egress described as follows: BEGINNING at a point North 0°04'09" East 131.10 feet and North 89°55'47" West 192.71 feet from Southeast corner of Lot 1, Block 1, Five Acre Plat "A", Big Field Survey, and running thence North 2°50'24" East 156.19 feet to the North line of said Lot 1; thence South 89°55'47" East 17.88 feet; thence South 2°50'24" West 156.19 feet; thence North 89°55'47" West 17.88 feet to the point of BEGINNING.

PARCEL 2

BEGINNING North 89°55'47" West 186.14 feet from the Southeast Corner of Lot 1, Block 1, Five Acre Plat "A", Big Field Survey; thence North 89°55'47" West 9 feet; thence North 0°01'46" East 79.58 feet; thence North 2°50'24" East 51.48 feet; thence South 89°55'47" East 12.29 feet; thence South 2°34'09" West 131.22 feet to the point of BEGINNING.

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