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04/17/98 2:55 PM 12.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
CALLISTER NEBEKER & MCCULLOUGH
GATEWAY TOWER EAST STE. 900
SLC UT 84133
REC BY: R JORDAN , DEPUTY - WI

WHEN RECORDED, MAIL TO:

CALLISTER NEBEKER & McCULLOUGH
Gateway Tower East, Suite 900
10 East South Temple
Salt Lake City, Utah 84133
ATTN: L.S. McCullough, Jr.

SPECIAL WARRANTY DEED

JUDY W. WOLFE and MICHAEL WOLFE AS TRUSTEES OF THE ELLIOTT WOLFE INTER VIVOS REVOCABLE TRUST, of Salt Lake County, State of Utah, GRANTOR, hereby CONVEYS AND WARRANTS against all claiming by, through or under Grantor, to JEFF PROPERTIES, LTD., a Utah limited partnership, whose address is 29 West 800 South, Salt Lake City, State of Utah 84101, GRANTEE, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, an undivided one-fourth interest (25%) as a tenant in common, in and to the following described tract(s) of land in Salt Lake County, State of Utah, and more particularly described as follows:

Part of a parcel of land designated as Parcel "I", conveyed to The Denver and Rio Grande Western Railroad Company by Bargain and Sale Deed dated December 31, 1958 and filed in the records of Salt Lake County, Utah as Entry No. 1629380 in Book 1574 at Page 19 and more particularly described as follows:

Beginning at a point on the South line of 8th Street, said point being 110.0 feet East of the Northwest Corner of Lot 6 of Walker's Subdivision of Block 4, Plat "A", Salt Lake City Survey; thence, East along said South line of 8th Street a distance of 46.0 feet to the Northwest corner of Lot 1 of said Walker's Subdivision; thence, South 385 feet to the Southwest Corner of Lot 3 of said Walker's Subdivision; thence West 46.0 feet to the point on the South line of Lot 8 of said Walker's Subdivision, said point being 31 feet west of the Southeast Corner of said Lot 8; thence, North 385.0 feet to the point of beginning. Containing 17,710 square feet (0.41 acres), more or less.

DATED: April 14, 1998.

GRANTOR

Judy W. Wolfe

JUDY W. WOLFE AS TRUSTEE OF THE ELLIOTT WOLFE INTER VIVOS REVOCABLE TRUST

Michael Wolfe

MICHAEL WOLFE, AS TRUSTEE OF THE ELLIOTT WOLFE INTER VIVOS REVOCABLE TRUST

STATE OF Utah)
COUNTY OF Salt Lake) : SS.

14 The foregoing instrument was acknowledged before me this day of April, 1998, by JUDY W. WOLFE AS TRUSTEE OF THE ELLIOTT WOLFE INTER VIVOS REVOCABLE TRUST.



Mary Anne O'Connell
NOTARY PUBLIC

My Commission Expires:
7-20-2000

Residing At:
Bountiful, Utah

STATE OF UTAH)
COUNTY OF SALT LAKE) : SS.

14 The foregoing instrument was acknowledged before me this day of April, 1998, by MICHAEL WOLFE AS TRUSTEE OF THE ELLIOTT WOLFE INTER VIVOS REVOCABLE TRUST.

My Commission Expires:
7-20-2000

Mary Anne O'Connell
NOTARY PUBLIC

Residing At:
Bountiful, Utah



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