

10222823  
09/14/2007 04:04 PM \$10.00  
Book - 9515 Pg - 4698  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
MICHAEL D CREER ESQ  
405 S MAIN ST #1200  
SALT LAKE CITY UT 84111  
BY: KAM, DEPUTY - MI 1 P.

**WHEN RECORDED RETURN TO:**

**Name:** Michael D. Creer, ESQ.  
**Address:** 405 South Main Street #1200  
Salt Lake City, Utah 84111

**CORRECTIVE SPECIAL WARRANTY DEED**

**THIS DEED**, made this 14 day of September, 2007, between S.U. Corporation, Inc., a Utah corporation, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) against all those claiming by, through or under it to Garff Dodge Property Inc., a Utah corporation, **GRANTEE**, for the sum of Ten dollars (\$10.00) and other good and valuable considerations, the following tract(s) of land in Salt Lake County, State of Utah, described as follows:

Beginning at a point on the South right of way line of 3500 South Street, said point being 1023.35 feet, South 89° 56' 54" West; and 40.00 feet, South 00° 01' 50" East from the Northeast Corner of Section 31, **Township 1 South, Range 1 West, Salt Lake Base and Meridian, Salt Lake County, State of Utah**; and running thence along the said South right of way line North 89° 56' 54" East a distance of 181.11 feet; thence South 00° 03' 06" East a distance of 215.00 feet; thence North 89° 56' 54" East a distance of 97.16 feet; thence South 00° 01' 50" East a distance of 734.80 feet to the North line of the Woodcove No. 1 Subdivision; thence along the Woodcove No. 1 and 2 Subdivisions South 89° 57' 50" West a distance of 299.46 feet; thence North 00° 03' 17" West a distance of 145.65 feet; thence South 89° 56' 54" West a distance of 20.50 feet; thence North 00° 03' 17" West a distance of 310.00 feet; thence North 89° 56' 54" East a distance of 28.17 feet; thence North 00° 01' 50" West a distance of 316.07 feet; thence North 89° 56' 54" East a distance of 13.65 feet; thence North 00° 02' 11" West a distance of 178.00 feet to the point of beginning.  
Serial No. 15-31-226-022

**Subject to City and/or County taxes and Assessments, not delinquent; Easements, Rights-Of-Way, Covenants, Conditions and Restrictions now of record.**

This deed is given to correct the Special Warranty Deed Recorded August 31, 2007 as Entry No. 10210999, in Book 9510 at Page 7611 as a call was missing from the legal description. The above description reflects the corrected legal description.

**IN WITNESS WHEREOF**, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officer(s) this 14 day of September, 2007.

S.U. Corporation, Inc., a Utah Corporation

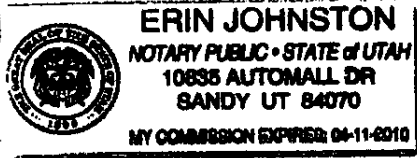
By [Signature]  
Robert H. Garff, CEO

STATE OF Utah )  
) ss.  
COUNTY OF Salt lake )

The foregoing instrument was acknowledged before me this 14 day of September, 2006, by Robert H. Garff, CEO of S.U. Corporation, a Utah corporation.

[Signature]  
Notary Public:

File Number: TW250223668  
Title West Title Company  
Special Warranty Deed (Corporation)



11157336  
03/29/2011 09:44 AM \$15.00  
Book - 9914 Pg - 2504-2506  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
MICHAEL D CREER  
405 S MAIN ST #1200  
SALT LAKE CITY UT 84111  
BY: MGB, DEPUTY - WI 3 P.

Recorded at the Request of:

Michael D. Creer, Esq.  
c/o Garff Dodge Property, Inc.  
405 South Main Street, #1200  
Salt Lake City, Utah 84111

**QUIT CLAIM DEED**  
(Corrective)

**GARFF DODGE PROPERTY, INC.**, a Utah corporation, and **S.U. CORPORATION, INC.**, a Utah corporation (collectively, "Grantors"), both of 405 South Main Street, #1200, Salt Lake City, Utah 84111, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, hereby QUIT CLAIM to **GARFF DODGE PROPERTY, INC.**, a Utah corporation, of 405 South Main Street, #1200, Salt Lake City, Utah 84111 ("Grantee"), all of its rights, title and interests in and to that certain real property and improvements located in West Valley City, Washington County, State of Utah (the "Property"), and more particularly described on Exhibit A, which is attached hereto and incorporated herein by this reference:

The Property is being conveyed hereby to Grantee by Grantors as part of merger of S.U. Corporation, Inc. with and into Garff Dodge Property, Inc. pursuant to certain Articles of Merger filed with the State of Utah on May 18, 2007.

***THIS QUIT CLAIM DEED IS BEING RECORDED TO CORRECT AN ERROR IN THE LEGAL DESCRIPTION ATTACHED TO THAT CERTAIN QUIT CLAIM DEED EXECUTED AS OF MAY 18, 2007, AND RECORDED ON MAY 18, 2007 AS ENTRY NO. 10105077 IN BOOK 9466 AT PAGES 1835-1837 IN THE RECORDS OF THE SALT LAKE COUNTY RECORDER.***

WITNESS the hand of the Grantor to be effective as of the May 18, 2007, the date of the original Quit Claim Deed.

**GARFF DODGE PROPERTY, INC.**

By:   
Robert H. Garff, CEO

STATE OF UTAH )  
 ) : ss  
COUNTY OF Salt Lake )

The foregoing instrument was sworn to and acknowledged before me this 25 day of March, 2011, by Robert H. Garff, who stated to me that he executed the foregoing instrument in his capacity as CEO of Garff Dodge Property, Inc. for its stated purpose.

  
Notary Public

15-31-286-081  
15-31-286-033

S.U. CORPORATION, INC.

By: *Robert H. Garff*  
Robert H. Garff, CEO

STATE OF UTAH                    )  
  : ss  
COUNTY OF Salt Lake        )

The foregoing instrument was sworn to and acknowledged before me this 25 day of March, 2011, by Robert H. Garff, who stated to me that he executed the foregoing instrument in his capacity as CEO of S.U. Corporation, Inc. for its stated purpose.

*Jina Bourgeois*  
Notary Public

NO NOTARY SEAL  
CO. RECORDER

## EXHIBIT A

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 1 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, WEST VALLEY CITY, SALT LAKE COUNTY, UTAH. COMPRISING OF TWO (2) PARCELS FROM SEPARATE DEEDS, ALL RECORDED IN THE SALT LAKE COUNTY RECORDER'S OFFICE: 1) S.U. CORPORATION, INC. IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED AS ENTRY # 9889372, BOOK 9371, PAGE 5248, DATED OCTOBER 26TH, 2006, 2) GARFF DODGE PROPERTY, INC. IN THAT CERTAIN SPECIAL WARRANTY DEED RECORDED AS ENTRY #7506402, BOOK 8321, PAGE 1245, DATED NOVEMBER 4TH, 1999, BASIS OF BEARING BEING SOUTH 89°56'54" EAST 2647.46 FEET ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTH LINE OF 3500 SOUTH STREET, BEING A 80-FOOT WIDE RIGHT-OF-WAY, SAID POINT ALSO BEING THE EAST LINE OF SAID S.U. CORPORATION PROPERTY, SAID POINT BEING SOUTH 89°56'54" WEST 842.22 FEET ALONG SAID NORTH SECTION LINE AND SOUTH 40 FEET FROM THE NORTHEAST CORNER OF SAID SECTION AND RUNNING: THENCE THE FOLLOWING FIVE (5) COURSES ALONG SAID PROPERTY: 1) SOUTH 00°03'06" EAST 215.00 FEET, 2) NORTH 89°56'54" EAST 97.16 FEET, 3) SOUTH 00°01'50" EAST 734.80 FEET, 4) SOUTH 89°57'50" WEST 299.46 FEET, 5) NORTH 00°03'17" WEST 0.11 FEET TO SAID GARFF DODGE PROPERTY; THENCE THE FOLLOWING TWO (2) COURSES ALONG SAID PROPERTY 1) SOUTH 89°58'10" WEST 254.08 FEET, 2) NORTH 00°03'17" WEST 949.52 FEET TO SAID SOUTH LINE OF 3500 SOUTH STREET; THENCE NORTH 89°56'54" EAST 161.57 FEET ALONG SAID LINE TO THE NORTHWEST CORNER OF GARFF-WARNER AUTOMOTIVE GROUP, LLC; THENCE THE FOLLOWING (3) COURSES ALONG SAID PROPERTY 1) SOUTH 00°02'13" EAST 178.00 FEET, 2) NORTH 89°56'54" EAST 114.00 FEET, 3) NORTH 00°02'11" WEST 178.00 FEET TO SAID SOUTH LINE OF 3500 SOUTH STREET; THENCE NORTH 89°56'54" EAST 181.13 FEET ALONG SAID LINE TO THE POINT OF BEGINNING.

When recorded mail to:

Robert W. Hughes  
438 East 200 South  
Salt Lake City, Utah 84111

11318831  
01/23/2012 12:36 PM \$10.00  
Book - 9984 Pg - 8564  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
ROBERT W HUGHES  
438 E 200 S  
SLC UT 84111  
BY: ZJM, DEPUTY - WI 1 P.

### QUIT-CLAIM DEED

GARFF-WARNER AUTOMOTIVE GROUP, LLC, Grantor, of Salt Lake County, State of Utah, hereby QUIT-CLAIMS to GARFF DODGE PROPERTY, INC. of 405 South Main Street #1200, Salt Lake City, Utah 84111, Grantee, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, all of its right, title, and interest in and to the following described real property located in Salt Lake County, State of Utah:

Lot 2 of the GARFF-DAY SUBDIVISION as set forth on the official plat thereof on file and of record in the office of the Salt Lake County Recorder. Old Parcel No. 15-31-226-016-000.

WITNESS the hand of said grantor, this Twelve day of ~~December~~ January, A.D., Two Thousand Eleven.

GARFF-WARNER AUTOMOTIVE GROUP, LLC

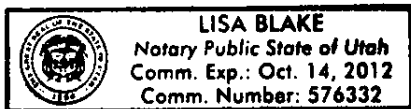
By: [Signature]  
Member

STATE OF UTAH )  
                          ) ss.  
COUNTY OF SALT LAKE )

On the 11th day of ~~December~~ January, 2012, personally appeared before me John Garff, who being by me duly sworn did say for himself, that he, is a member of GARFF-WARNER AUTOMOTIVE GROUP, LLC, and that the within and foregoing instrument was signed in behalf of said company by authority of its members, and said John Garff duly acknowledged to me that GARFF-WARNER AUTOMOTIVE GROUP, LLC executed the same.

My Commission Expires: 10/14/12

[Signature]  
Notary Public  
Residing at: Salt Lake County, Utah



When recorded mail to:

Robert W. Hughes  
438 East 200 South  
Salt Lake City, Utah 84111

11318833  
01/23/2012 12:36 PM \$10.00  
Book - 9984 Pg - 8566  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
ROBERT W HUGHES  
438 E 200 S  
SLC UT 84111  
BY: ZJM, DEPUTY - WI 1 P.

### QUIT-CLAIM DEED

**C & M INVESTMENTS, LTD**, Grantor, of Salt Lake County, State of Utah, hereby QUIT-CLAIMS to **GARFF DODGE PROPERTY, INC.** of 405 South Main Street #1200, Salt Lake City, Utah 84111, Grantee, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, all of its right, title, and interest in and to the following described real property located in Salt Lake County, State of Utah:

Lot 2 of the GARFF-DAY SUBDIVISION as set forth on the official plat thereof on file and of record in the office of the Salt Lake County Recorder. Old Parcel Nos. 15-31-226-020-000, 15-31-226-022-0000.

WITNESS the hand of said grantor, this 31<sup>st</sup> day of December, A.D., Two Thousand Eleven.

**C & M INVESTMENTS, LTD.**

By: Michael H. Day  
Michael H. Day, Trustee of the Michael H. Day Living Trust, General Partner

STATE OF UTAH                    )  
  ) ss.  
COUNTY OF SALT LAKE    )

On the 31<sup>st</sup> day of December, 2011, personally appeared before me **MICHAEL H. DAY**, who being by me duly sworn did say for himself, that he, is the Trustee of the Michael H. Day Living Trust which Trust is the General Partner of **C & M INVESTMENTS, LTD.**, and that the within and foregoing instrument was signed in behalf of said partnership by authority of its partners, and said **MICHAEL H. DAY** duly acknowledged to me that **C & M INVESTMENTS, LTD.** executed the same.

My Commission Expires:  
October 15, 2013

Sharlene Feller  
Notary Public  
Residing at: Salt Lake County, Utah

