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7/26/2016 3:09:00 PM \$16.00
Book - 10456 Pg - 5650-5653
Gary W. Ott
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 4 P.

Mail Recorded Deed and Tax Notice To:
TUG Holdings, LLC, a Utah limited liability company
1275 E. Fort Union Blvd, Ste 210
Midvale, UT 84047



File No.: 84778-AM

WARRANTY DEED

~~Anne~~
Anne Holding-Peterson, Trustee of the Anne Holding-Peterson Trust dated June 30, 2005 as to its undivided 3/4 interest and Island Lake LLC, a Wyoming limited liability company as to its undivided 1/4 interest

GRANTOR(S) of Cottonwood Heights, State of Utah, hereby Conveys and Warrants to **TUG Holdings, LLC, a Utah limited liability company**

GRANTEE(S) of Midvale, State of Utah
for the sum of Ten and no/100 (\$10.00) DOLLARS
and other good and valuable consideration, the following described tract of land in **Salt Lake County, State of Utah:**

SEE EXHIBIT "A" ATTACHED HERETO

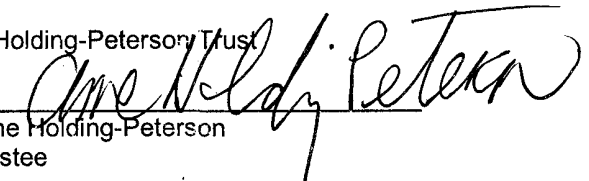
TAX ID NO.: 22-35-328-004 (for reference purposes only)

Together with all improvements and appurtenances restrictions and reservations of record and those enforceable in law and equity.

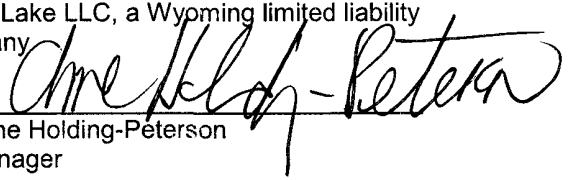
SUBJECT TO: Property taxes for the year 2016 and thereafter; covenants, conditions, restrictions and easements apparent or of record, all applicable zoning laws and ordinances.

Dated this 22nd day of July, 2016.

Anne Holding-Peterson Trust

BY: 
Anne Holding-Peterson
Trustee

Island Lake LLC, a Wyoming limited liability company

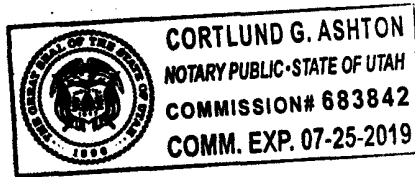
BY: 
Anne Holding-Peterson
Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On the ^{22nd} ~~15th~~ of July, 2016, personally appeared before me Anne Holding Peterson, Trustee(s) of the Anne Holding Peterson Trust dated June 30, 2005, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same pursuant to and in accordance with the powers vested in them by the terms of said Trust Agreement.

Cortlund G. Ashton
Notary Public



STATE OF UTAH

COUNTY OF SALT LAKE

On the ^{22nd} ~~15th~~ day of July, 2016, personally appeared before me Anne Holding-Peterson, who acknowledged himself/herself to be the Manager of Island Lake LLC, a Wyoming limited liability company, and that he/she, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Cortlund G. Ashton
Notary Public



EXHIBIT A

Beginning at the Southerly most corner of Lot 14, WILLOW CREEK SUBDIVISION NO. 3, a subdivision recorded and on file in the Salt Lake County Recorder's office and running thence North 39°30'27" East 90.00 feet along the Southerly line of said subdivision; thence North 71°32'00" East 188.45 feet along the Easterly line of said subdivision; thence North 18°28'00" West 387.12 feet; thence North 68°07'00" East 280.16 feet; thence South 89°59'24" East 115.23 feet; thence South 34°38'00" East 504.00 feet; thence South 41°16'00" East 161.82 feet; thence South 67°30'00" West 242.90 feet; thence North 89°13'42" West 105.99 feet; thence North 77°10'17" West 271.77 feet; thence North 19°03'01" West 80.44 feet; thence South 71°16'07" West 43.51 feet; thence North 18°43'53" West 0.92 feet; thence South 71°16'07" West 135.97 feet; thence Southwesterly 24.03 feet along the arc of a 43.00 foot radius curve to the left, (center bears South 18°43'53" East and long chord bears South 55°15'33" West 23.72 feet); thence South 39°15'00" West 62.02 feet; thence South 49°46'25" East 5.00 feet; thence South 39°12'01" West 13.07 feet to the North line of Robidoux Road; thence Northwesterly 38.88 feet along the arc of a 458.33 foot radius curve to the left, (center bears South 43°52'06" West and long chord bears North 48°18'44" West 34.88 feet) along the Northerly line of Robidoux Road to the point of beginning.

WATER RIGHTS ADDENDUM TO LAND DEEDS

Grantor: Anne Holding Peterson Trust and Island Lake LLC

Grantee: TUG Holdings, LLC

Tax ID Number(s): 22-35-328-004

In connection with the conveyance of the above referenced parcel(s), Grantor hereby conveys to Grantee without warranty, except for a warranty of title as to all claiming title by or through Grantor, the following interests in water and/or makes the following disclosures:

Check one box only

- | | |
|--|----------------------|
| 1 <input checked="" type="checkbox"/> All of Grantor's water rights used on Grantor's Parcel(s) are being conveyed. | Proceed to Section A |
| 2 <input type="checkbox"/> Only a portion of Grantor's water rights are being conveyed.
<small>(County Recorder should forward a copy of this form to the Utah Division of Water Rights if Box 1 or 2 above is checked)</small> | B |
| 3 <input type="checkbox"/> No water rights are being conveyed. | C |
| 4 <input type="checkbox"/> Water rights are being conveyed by separate deed. | C |

Important Notes
(see other side)

Section	Description	Notes
A	The water right(s) being conveyed include Water Right No(s). <u>57-8330, 57-10099</u> along with all applications pertaining to the water right(s) listed in this Section A, and all other appurtenant water rights. <i>(Proceed to Section C)</i>	N1 N2 N3
B	Only the following water rights are being conveyed: (check all boxes that apply) <input type="checkbox"/> All of Water Right No(s). _____ <input type="checkbox"/> _____ acre-feet from Water Right No. _____ for: _____ families; _____ acres of irrigated land; stock water for _____ Equivalent Livestock Units; and/or for the following other uses _____ <input type="checkbox"/> _____ acre-feet from Water Right No. _____ for: _____ families; _____ acres of irrigated land; stock water for _____ Equivalent Livestock Units; and/or for the following other uses _____ Along with all applications pertaining to the water right(s) listed in this Section B. <i>(Proceed to Section C)</i>	N1 N4 N5 N5 N2
C	Disclosures by Grantor: (check all boxes that apply) <input type="checkbox"/> Grantor is endorsing and delivering to Grantee stock certificates for _____ share(s) of stock in the following water company: _____ <input checked="" type="checkbox"/> Culinary water service is provided by: <u>JORDAN VALLEY WCD</u> <input type="checkbox"/> Outdoor water service is provided by: _____ <input type="checkbox"/> There is no water service available to Grantor's Parcel(s). <input type="checkbox"/> Other water related disclosures: _____	N6 N7 N8 N9 N10
Attach and sign additional copies of this form if more space is needed.		

The undersigned acknowledge sole responsibility for the information contained herein even though they may have been assisted by employees of the Utah Division of Water Rights, real estate professionals, or other professionals, except to the extent that title insurance or a legal opinion concerning such information is obtained.

Grantor's Signature: *Anne Holding Peterson*

Grantee's Acknowledgment of Receipt: _____

Grantee's Mailing Address: 1275 E. H. Union Blvd #210, Midvale 84047

NOTE: GRANTEE MUST KEEP A CURRENT ADDRESS ON FILE WITH THE UTAH DIVISION OF WATER RIGHTS