

When Recorded mail to:

Utah Department of Transportation  
4501 South 2700 West  
Salt Lake City, Utah 84144

14186272 B: 11462 P: 931 Total Pages: 3  
12/15/2023 04:07 PM By: mpalmer Fees: \$40.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: NATIONAL TITLE AGENCY OF UTAH, INC.  
6770 S 900 EMIDVALE, UT 840471773

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[PARCEL ID # A Portion of 27-22-251-081-0000 and  
A Portion of 27-22-251-040-0000]

### *Warranty Deed*

Creekside Commons LLC, a Utah limited liability company, GRANTOR, of 4080 S. West Temple Street, City of Millcreek, County of Salt Lake, State of Utah, hereby conveys and warrants to UTAH DEPARTMENT OF TRANSPORTATION, GRANTEE, located at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration the following described property situated in the County of Salt Lake, State of Utah:

See Exhibit "A" Attached Hereto And By Reference To Made a Part Hereof

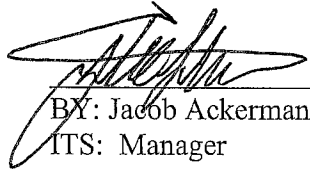
SUBJECT TO all easements, covenants, restrictions, rights-of-way and reservations appearing of record, and taxes for the year 2023, and thereafter.

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WITNESS the hand of said GRANTOR, this 15 day of December, A.D., 2023

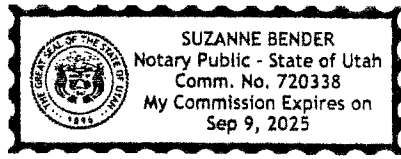
Creekside Commons LLC,  
a Utah limited liability company

  
BY: Jacob Ackerman  
ITS: Manager

State of Utah )  
County of Salt Lake )ss.

On the 15 day of December, A.D. 2023, personally appeared before me Jacob Ackerman, who being by me duly sworn, did say, that he is the Manager of Creekside Commons LLC, a Utah Limited Liability Company and that the within and foregoing instrument was signed in behalf of said Limited Liability Company by authority of its Operating Agreement and the said Jacob Ackerman acknowledged to me that said Limited Liability Company executed the same.

  
NOTARY PUBLIC



**EXHIBIT "A"**

BEGINNING AT A POINT ON THE NORTH RIGHT OF WAY LINE OF 11400 SOUTH STREET WHICH IS S 89°56'45" E 1232.64 FT AND NORTH 47.25 FT FROM THE CENTER OF SECTION 22, T3S, R1W, SLB&M; THENCE 13.47 FT ALONG A 7949.50 FT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 0°05'50" (CHORD BEARS N 89°03'24" W 13.47 FT); THENCE N 45°03'15" W 27.46 FT; THENCE SOUTH 2.35 FT; THENCE 18.62 FT ALONG A TANGENT 28.00 FT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 38°05'39" (CHORD BEARS S 19°02'49" W 18.28 FT) TO THE POINT OF BEGINNING.

159 SQ FT

AND

BEGINNING AT A POINT ON THE NORTH RIGHT OF WAY LINE OF 11400 SOUTH STREET WHICH IS S 89°56'45" E 1284.30 AND NORTH 46.66 FT FROM THE CENTER OF SECTION 22, T3S, R1W, SLB&M; THENCE 16.46 FT ALONG A 27.57 FT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 34°12'39" (CHORD BEARS N 20°14'14" W 16.22 FT); THENCE N 00°07'44" W 12.57 FT, THENCE S 44°56'45" E 39.51 FT, THENCE 22.27 FT ALONG A NON-TANGENT 7949.50 FT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 0°09'39" (CHORD BEARS N 89°33'28" W 22.27 FT) TO THE POINT OF BEGINNING

358 SQ FT