When recorded mail to: James F. Biddiscombe, Trustee 6890 South 800 East Midvale, Utah 84047

6230645
12/07/95 11:02 AM 12
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
JEFFREY WILKINSON 12.00 REC BY B GRAY DEPUTY - MP

## WARRANTY DEED

James F. Biddiscombe, a single man, grantor, of Midvale, County of Salt Lake, State of Utah, for and in consideration of Ten Dollars and other good and valuable consideration, in hand paid, receipt whereof is hereby acknowledged, hereby CONVEYS and WARRANTS to James F. Biddiscombe, as Trustee, or the successor trustees, of THE JAMES F. BIDDISCOMBE TRUST, dated November 3, 1995, grantee, whose address is 6890 South 800 East, Midvale, Utah 84047, the following described real estate, situate in Salt Lake County, State of Utah:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

WITNESS MY HAND this 3 to WOVEMBER

STATE OF UTAH

ss.

COUNTY OF SALT LAKE )

On this 30 day of November, 1995, personally appeared before me James F. Biddiscombe, to me personally known to be the person described in, and who executed the foregoing instrument and acknowledged that he executed the same as his own free act and

Notary Public Residing in:

My Commission expires:

NOTARY PUBLIC

JEFFREY W. WILKINSON 3 3760 Highland Drive, #500 Balt Leke City, Utah 84103 My Commission Explice 11/11/05

STATE OF LITAH

## EXHIBIT "A"

ζ,

12, FAIRMEADOWS, PHASE NO. I, Building 76, Open Space Community, a Utah Condominium Prowswood project, according to the Record of Survey Map, filed for record as Entry No. 3207545 in Book 78-12 of Plats, at undivided together with the appurtenant 325, ownership interest in the common areas and facilities, which interest is subject to adjustment and/or shifting, all of which is defined and described in the Enabling Declaration of Fairmeadows Phase No. 1, filed fo\_ record as Entry No. 3207544 in Book 4782 at page 785 through 833 Official Records, and that certain Supplementary Declaration of, and amendment to, Covenants, Conditions and Restrictions of FAIRMEADOWS A PROWSWOOD OPEN SPACE COMMUNITY CONDOMINIUM (Phase No. I) (First Expansion) and the exhibits attached thereto recorded June 14, 1979, as Entry No. 3294150 in Book 4881 at pages 455 through 469 of Official Records.

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