

ENTRY NO. 00253252

05/08/2008 01:29:37 PM B: 0522 P: 0422

Quit Claim Deed PAGE 1 / 1

CRAIG J. SPERRY, JUAB COUNTY RECORDER

FEE \$ 10.00 BY JUAB TITLE & ABSTRACT COMPANY



QUIT CLAIM DEED

NEPHI PROPERTIES, L.L.C., a Utah limited liability company, Grantor, of Utah, hereby QUIT CLAIMS to NEPHI PLAZA, L.L.C., a Utah limited liability company, Grantee, of 690 North 100 East, Monroe, Utah 84754 for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following described tract of land in Juab County, State of Utah, to-wit:

Parcel No. XA-2506-B3A: All of Lot 3A, Plat "B" of Nephi South Exchange Subdivision according to the official plat thereof filed as Entry No. 209120, and as Map No. 256, in the office of the Juab County Recorder.

This deed is executed to extinguish the following reservations contained in that certain deed recorded in Book 409, Page 157: All buildings constructed on property must have a minimum set-back of 70 feet from the sidewalk located on property herein. No restaurant or fast food establishment may be located on property herein.

This deed is executed as part of winding down the affairs of Nephi Properties, L.L.C.

IN WITNESS WHEREOF, the said Grantor has hereunto subscribed its name this 14th day of April, A.D. 2008.

Nephi Properties, L.L.C.
a Utah limited liability company

Signature of Gayle Winterrose
Gayle Winterrose, Member

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

On the 14th day of April, 2008, personally appeared before me Gayle Winterrose, who being by me duly sworn did say, that he is a member of Nephi Properties, L.L.C., a Utah Limited Liability Company and that the within and foregoing instrument was signed on behalf of said Limited Liability Company.



Signature of Ann H. Williams
Notary Public

JUAB TITLE & ABSTRACT COMPANY
240 North Main P. O. Box 246 Nephi, Utah 84648
(435) 623-0387 Order No. 26848

Return To:  
Nephi Plaza L.L.C.,  
97 East 1st South  
Monroe, Utah 84754

JUAB TITLE & ABSTRACT CO.  
PO Box 248, Nephi, Utah 84648  
(435) 623-0388 Order No. 22164

00233788 BK 0360 Pg 0138  
CRAIG J. SPERRY, JUAB COUNTY RECORDER  
2003 DEC 16 13:36 PM FEE \$10.00 BY SLC  
FOR: JUAB TITLE & ABSTRACT COMPANY

WARRANTY DEED

Cedar Hollow Restaurant Company, L.L.C., a Utah Limited Liability Company

Grantor of Salt Lake, County of Salt Lake, State of Utah, hereby CONVEYS and WARRANTS to

Nephi Plaza L.L.C., a Utah Limited Liability Company

Grantee of \_\_\_\_\_, County of Juab, State of Utah, for the sum of TEN DOLLARS AND NO/100 -----DOLLARS, and other good and valuable consideration

the following described tract of land in Juab County, State of Utah:

All of Lot 3B, Plat "B" of Nephi South Exchange subdivision according to the official plat thereof filed as Entry No. 209120 and as Map No. 256, in the Office of the Juab County Recorder.

FOR REFERENCE PURPOSES ONLY; Tax Parcel/Serial No. XA-2506-B3B

SUBJECT TO current general taxes, easements, restrictions and rights of way of record.

WITNESS, the hand of said grantor, this 15th day of, December, A.D. 2003

Cedar Hollow Restaurant Company,  
L.L.C., a Utah Limited Liability Company

BY: *Derald A. Tilley*  
Derald A. Tilley, Manager

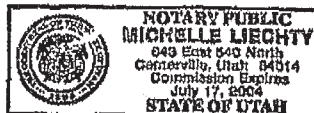
STATE OF UTAH

COUNTY OF SALT LAKE

On the 15th day of December, 2003, personally appeared before me Derald A. Tilley, Manager of Cedar Hollow Restaurant Company, L.L.C., a Utah Limited Liability Company the signer of the within instrument who duly acknowledged to me that he executed the same for and on behalf of Cedar Hollow Restaurant Company, L.L.C., a Utah Limited Liability Company as Manager therein.

*Michelle Liechty*  
Notary Public

My Commission Expires: 7/17/2004 Residing at: Centerville, Utah



LTC #34124EO