

WHEN RECORDED MAIL TO:
TINA SMITH
461 WEST 400 NORTH
SARATOGA SPRINGS, UT 84043

ENT 71716:2012 PG 1 of 2
Jeffery Smith
Utah County Recorder
2012 Aug 23 03:00 PM FEE 15.00 BY CLS
RECORDED FOR American Preferred Title
ELECTRONICALLY RECORDED

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY _____

SPECIAL WARRANTY DEED

LAKEVIEW ACADEMY OF SCIENCE, ARTS AND TECHNOLOGY, A UTAH NONPROFIT CORPORATION
GRANTOR(S)

OF SARATOGA SPRINGS, COUNTY OF UTAH, STATE OF UT
HEREBY CONVEYS AND WARRANTS AGAINST THE ACTS OF THE GRANTOR ONLY TO:

LAKEVIEW ACADEMY OF SCIENCE, ARTS AND TECHNOLOGY, A UTAH NONPROFIT CORPORATION
GRANTEE(S)

OF SARATOGA SPRINGS, COUNTY OF UTAH, STATE OF UT
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,
THE FOLLOWING DESCRIBED TRACT OF LAND IN UTAH COUNTY,
STATE OF UT:

(43-042-0013) (43-042-0010)

See Attached Exhibit "A"

*TOGETHER WITH ANY AND ALL WATER RIGHTS ASSOCIATED WITH WELL NO. 54-1018

*THIS DEED IS GIVEN TO COMBINE THE PARCELS FOR TAXING PURPOSE

SUBJECT TO EASEMENTS, RESTRICTIONS, ENCUMBRANCES AND RIGHTS OF WAY OF RECORD, AND TAXES
FOR THE YEAR 2012 AND THEREAFTER.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS 23 DAY OF AUGUST, 2012.

)LAKEVIEW ACADEMY OF SCIENCE, ARTS AND
TECHNOLOGY

SIGNED IN THE PRESENCE OF

(
) *Tina Smith*
(BY: TINA SMITH, BOARD PRESIDENT
)
)
)
)
)
)
)

STATE OF UTAH)
:
COUNTY OF UTAH)

On the 23rd day of August, 2012, personally appeared before me TINA SMITH, who being duly sworn, did say that She is the BOARD PRESIDENT, of LAKEVIEW ACADEMY OF SCIENCE, ARTS AND TECHNOLOGY, and that said instrument was signed in behalf of said CORPORATION by authority of a resolution of its Board of Directors; and said TINA SMITH acknowledged to me that the said LAKEVIEW ACADEMY OF SCIENCE, ARTS AND TECHNOLOGY, executed the same.



Christi L. Cook
NOTARY PUBLIC

AMERICAN PREFERRED TITLE INSURANCE AGENCY
817 North 900 West, Suite #202,
Orem, UT 84057

ALL OF LOT 1 OF THE JEX SUBDIVISION, AS RECORDED MARCH 25, 1991 UNDER ENTRY NO. 10277:1991 AND MAP NO. 4140 IN THE UTAH COUNTY RECORDER'S OFFICE, LESS THAT PORTION OCCUPIED BY THE JUST 6 LOTS SUBDIVISION (PLAT FOR THIS SUBDIVISION IS NOT YET RECORDED, BUT CONSTRUCTION IS UNDER WAY- BOUNDARY DESCRIPTION PROVIDED IN TITLE REPORT), THE REMINDER OF SAID LOT 1 IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1, WHICH IS LOCATED SOUTH $0^{\circ} 01'27''$ WEST 28.00 FEET ALONG THE SECTION LINE TO THE SOUTH LINE OF 7600 NORTH (400 NORTH) STREET AND SOUTH $89^{\circ} 53'23''$ WEST 500.00 FEET ALONG SAID SOUTH LINE FROM THE EAST QUARTER CORNER OF SECTION 22, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, AND RUNNING;

THENCE SOUTH $0^{\circ} 01'27''$ WEST 1055.90 FEET ALONG THE EAST LINE OF SAID LOT 1 TO THE NORTHEAST CORNER OF THE JUST 6 LOTS SUBDIVISION;
 THENCE WEST 77.50 FEET ALONG THE NORTH LINE OF SAID SUBDIVISION
 THENCE SOUTH $81^{\circ} 30'22''$ WEST 27.09 FEET ALONG SAID NORTH LINE
 THENCE WEST 127.21 FEET ALONG SAID NORTH LINE
 THENCE NORTH $0^{\circ} 01'26''$ EAST 382.94 FEET ALONG SAID NORTH LINE
 THENCE NORTHWESTERLY 23.57 FEET ALONG THE ARC OF A 15.00 FOOT RADIUS TANGENT CURVE TO THE LEFT (CENTER BEARS NORTH $89^{\circ} 58'34''$ WEST AND THE LONG CHORD BEARS NORTH $44^{\circ}59' 17''$ WEST 21.22 FEET, THROUGH A CENTRAL ANGLE OF $90^{\circ}01'26''$) ALONG SAID NORTH LINE
 THENCE WEST 40.99 FEET TO THE WEST LINE OF SAID LOT 1
 THENCE NORTH $0^{\circ}01'27''$ EAST 661.40 FEET ALONG SAID WEST LINE TO THE NORTHWEST CORNER OF SAID LOT 1
 THENCE NORTH $89^{\circ}53'23''$ EAST 287.50 FEET ALONG THE NORTH LINE OF SAID LOT 1 AND THE SOUTH LINE OF SAID 7600 NORTH STREET TO THE POINT OF BEGINNING.

(PARCEL NO. 43-042-0010)

LOT 2, PLAT 1, JEX SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF UTAH COUNTY.

LESS AND EXCEPTING THEREFROM:

BEGINNING AT A POINT ON THE EASTERLY BOUNDARY LINE OF LOT 2, JEX SUBDIVISION PLAT 1, RECORDED AS ENTRY NO. 10277 OF OFFICIAL RECORDS, SAID POINT ALSO BEING SOUTH $00^{\circ}01'27''$ WEST 686.47 FEET ALONG THE SECTION LINE AND WEST 250.00 FEET FROM THE EAST QUARTER CORNER OF SECTION 22, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE SOUTH $00^{\circ}01'27''$ WEST 696.96 FEET ALONG THE EASTERLY BOUNDARY LINE OF SAID LOT 2 TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE SOUTH $89^{\circ}53'23''$ WEST 250.00 FEET ALONG THE SOUTHERLY BOUNDARY LINE OF SAID LOT 2 TO THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH $00^{\circ}01'27''$ EAST 696.96 FEET ALONG THE WESTERLY BOUNDARY LINE OF SAID LOT 2; THENCE NORTH $89^{\circ}53'23''$ EAST 250.00 FEET TO THE POINT OF BEGINNING.

ALSO, BEGINNING AT A POINT ON THE NORTHEAST CORNER OF LOT 2 OF JEX SUBDIVISION PLAT 1, RECORDED AS ENTRY NO. 10277 OF OFFICIAL RECORDS, SAID POINT BEING SOUTH $00^{\circ}01'27''$ WEST 28.00 FEET ALONG THE SECTION LINE AND SOUTH $89^{\circ}53'23''$ WEST 250.00 FEET FROM THE EAST QUARTER CORNER OF SECTION 22, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE SOUTH $00^{\circ}01'27''$ WEST 160.54 FEET; THENCE SOUTH $89^{\circ}53'23''$ WEST 28.00 FEET; THENCE NORTH $00^{\circ}01'27''$ EAST 160.54 FEET TO THE NORTHERLY BOUNDARY LINE OF SAID LOT 2; THENCE NORTH $89^{\circ}53'23''$ EAST 28.00 FEET ALONG THE NORTHERLY BOUNDARY LINE OF SAID LOT 2 TO THE POINT OF BEGINNING. (PARCEL NO. 43-042-0013)

MAIL TAX NOTICE TO
GRANTEE
527 WEST 400 NORTH
SARATOGA SPRINGS, VT 84045

Warranty Deed

(Limited Liability Company)

LAKEVIEW PROJECT DEVELOPMENT,LLC, A UTAH LIMITED LIABILITY COMPANY GRANTOR

of LAYTON, County of DAVIS, State of UTAH, hereby CONVEY and WARRANT to

LAKEVIEW ACADEMY OF SCIENCE, ARTS AND TECHNOLOGY AS TO ITS 76.7% INTEREST

GRANTEE of 527 WEST 400 NORTH
SARATOGA SPRINGS, VT 84045 for the sum of
TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION -----

the following described tract(s) of land in UTAH County, State of UTAH:

SEE ATTACHED DESCRIPTION

SUBJECT TO easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year 2007 and thereafter.

WITNESS, the hand(s) of said Grantor(s), this 30TH of MAY, A.D., 2007.

Signed in the Presence of:

LAKEVIEW PROJECT DEVELOPMENT LLC
[Signature]

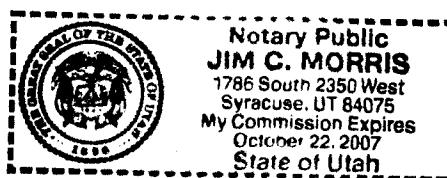
LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF UTAH)
COUNTY OF DAVIS)

On the 30TH day of MAY, 2007, before me, the undersigned Notary Public, personally appeared R SCOTT PRIEST, known to me to be the member(s) or designated agents of the limited liability company that executed the above and acknowledged to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and an oath stated that they are authorized to execute said instrument freely and voluntarily for the purposes and use herein mentioned on behalf of the limited liability company.

[Signature]
NOTARY PUBLIC
My Commission Expires: 10-22-07

Residing at: DAVIS COUNTY



ALL OF LOT 1 OF THE JEX SUBDIVISION, AS RECORDED MARCH 25, 1991 UNDER ENTRY NO. 10277:1991 AND MAP NO. 4140 IN THE UTAH COUNTY RECORDER'S OFFICE, LESS THAT PORTION OCCUPIED BY THE JUST 6 LOTS SUBDIVISION (PLAT FOR THIS SUBDIVISION IS NOT YET RECORDED, BUT CONSTRUCTION IS UNDER WAY- BOUNDARY DESCRIPTION PROVIDED IN TITLE REPORT), THE REMINDER OF SAID LOT 1 IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1, WHICH IS LOCATED SOUTH $0^{\circ} 01'27''$ WEST 28.00 FEET ALONG THE SECTION LINE TO THE SOUTH LINE OF 7600 NORTH (400 NORTH) STREET AND SOUTH $89^{\circ} 53'23''$ WEST 500.00 FEET ALONG SAID SOUTH LINE FROM THE EAST QUARTER CORNER OF SECTION 22, TOWNSHIP 5 SOUTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, AND RUNNING;

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43-042-0010

RESPA

27156CR

WHEN RECORDED MAIL TO:
JULIE ANDEREGG
461 WEST 400 NORTH
SARATOGA SPRINGS, UT, 84043

ENT 11780:2012 PG 1 of 2
Jeffery Smith
Utah County Recorder
2012 Feb 14 02:13 PM FEE 14.00 BY EO
RECORDED FOR American Preferred Title
ELECTRONICALLY RECORDED

WARRANTY DEED

JIM BEN KONE TRUSTEE, OR HIS SUCCESSORS IN TRUST, UNDER THE KONE FAMILY IRREVOCABLE TRUST, DATED FEBRUARY 25, 2010

Grantor,

of SARATOGA SPRINGS , County of UTAH , State of UT
hereby CONVEY and WARRANTS to

LAKEVIEW ACADEMY OF SCIENCE, ARTS AND TECHNOLOGY, A UTAH Grantee,
NONPROFIT CORPORATION

of SARATOGA SPRINGS, County of UTAH, State of UT, for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in UTAH, State of UT, to-wit

See Attached Exhibit "A"

43-042-0013

*TOGETHER WITH ANY AND ALL WATER RIGHTS ASSOCIATED WITH WELL NO. 54-1018

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2012 taxes and thereafter.

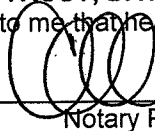
WITNESS the hand of said grantor, on February 13, 2012


JIM BEN KONE TRUSTEE

STATE OF UTAH)
 :SS
COUNTY OF UTAH)

On February 13, 2012 , personally appeared before me **JIM BEN KONE TRUSTEE, OR HIS SUCCESSORS IN TRUST, UNDER THE KONE FAMILY IRREVOCABLE TRUST, DATED FEBRUARY 25, 2010** , the signer(s) of the within instrument, who duly acknowledged to me that he/she/they executed the same.




Notary Public

File No. 27156CR

Exhibit A

LOT 2, PLAT 1, JEX SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF UTAH COUNTY.

LESS AND EXCEPTING THEREFROM:

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