



RECORDER

Parcel Data And Documents
For Parcel Number • 27-20-176-010-0000

#31

Active Parcel Number

Legal Description:

BEG N 89°47'29" W 1042.06 FT & N 0°12'31" E 136.45 FT FR CEN SEC 20, T3S, R1W, SLM; NW'LY 19.72 FT ALG 986.50 FT RADIUS CURVE TO L (CHD N 89°30'11" W 19.72 FT); N 83°35'40" W 78.96 FT; SW'LY 71.19 FT ALG 998.50 FT RADIUS CURVE TO L (CHD S 83°22'31" W 71.18 FT); NW'LY 49.48 FT ALG 34.00 FT RADIUS CURVE TO R (CHD N 56°58'45" W 45.22 FT); N 15°17'28" W 131.77 FT; NE'LY 246.20 FT ALG 1160.50 FT RADIUS CURVE TO R (CHD N 84°59'30" E 245.74 FT); S 01°04'10" W 174.00 FT TO BEG (BEING ALL LOT 2 & PT LOT 3 NORTH DISTRICT SUB). 0.84 AC M OR L. 9550-3598 10231-4065,4237

Acreage: 0.8400 City: SOUTH JORDAN Address: 3788 W 11400 S

Land Value: 685,500.00 Bldg Value: 0.00 Total Value: 685,500.00

Owner of Records Found: 1
WDG SOUTH JORDAN, LLC

Total Documents Found: 12

Table with 11 columns: Entry, Book, Page, Type, Date, First Party, Second Party, Consideration, Abstract, Plat. It lists 12 document entries with details on parties and values.

12181456  
12/2/2015 3:55:00 PM \$14.00  
Book - 10384 Pg - 4408-4410  
Gary W. Ott  
Recorder, Salt Lake County, UT  
STEWART TITLE INS AGCY OF UT  
BY: eCASH, DEPUTY - EF 3 P.

**WHEN RECORDED RETURN TO:**  
WDG South Jordan, LLC  
1178 Legacy Crossing Blvd., Suite 100  
Centerville, Utah 84014

### SPECIAL WARRANTY DEED

South Jordan W, LLC, a Utah Limited Liability Company, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) against all those claiming by, through or under it to WDG South Jordan, LLC, **GRANTEE**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Salt Lake County, State of Utah described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

TAX ID #: 27-20-176-002 and 27-20-176-005

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

WITNESS, the hand of said grantor this 1st day of December, 2015.

South Jordan W, LLC, a Utah  
Limited Liability Company


By: CWH, LLC, a Delaware  
limited liability company, as its member

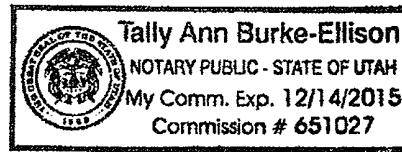
By:   
Daniel Shaeffer, its Director

By:   
Gregg Christensen, its Director

State of Utah  
County of ~~Davis~~ Salt Lake

On this 1st day of December, 2015, personally appeared before me, the undersigned Notary Public, personally appeared Daniel Shaeffer and Gregg Christensen the Director of CWH, LLC, a Delaware limited liability company as member of South Jordan W, LLC, a Utah Limited Liability Company and Director of CWH, LLC, a Delaware limited liability company as member of South Jordan W, LLC, a Utah Limited Liability Company of South Jordan W, LLC, a Utah Limited Liability Company, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

  
Notary Public  
My commission expires: December 14, 2015



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Parcel 1:

All of Lot 2 and a part of Lot 3, The North District - a Multiple Use Subdivision in South Jordan, Salt Lake County, Utah lying within the Northwest Quarter of Section 20, Township 3 South, Range 1 West, Salt Lake Base and Meridian, U.S. Survey:

Beginning on the Northerly line of 11400 South Street and the Southerly line of said Lot 3 at a point located 1042.06 feet North 89°47'29" West along the Quarter Section line; and 136.45 feet North 0°12'31" East from the center of said Section 20; and running thence along said Northerly line the following 3 courses: Northwestery along the arc of a 986.50 foot radius curve to the left a distance of 19.72 feet (Center bears South 1°04'10" West, Central Angle equals 1°08'42" and long chord bears North 89°30'11" West 19.72 feet); North 83°35'40" West 78.96 feet; and Southwestery along the arc of a 998.50 foot radius curve to the left a distance of 71.19 feet (Center bears South 4°34'56" East, Central Angle equals 4°05'07" and long chord bears South 83°22'31" West 71.18 feet) to a point of reverse curvature; thence Westerly and Northwestery along the arc of a 34.00 foot radius curve to the right a distance of 49.48 feet (Central Angle equals 83°22'34" and Long chord bears North 56°58'45" West 45.22 feet) to the Easterly line of River Heights Drive as it exists at 42.50 foot half-width; thence North 15°17'28" West 131.77 feet along said Easterly line to the Northwest corner of said Lot 2; thence Northeasterly along the arc of 1160.50 foot radius curve to the right a distance of 246.20 feet (Center bears South 11°05'09" East, Central Angle equals 12°09'19" and long chord bears North 84°59'30" East 245.74 feet); thence South 1°04'10" West 174.00 feet to the Northerly line of said 11400 South Street and the point of beginning.

Parcel 2:

The Non-exclusive easements for the ingress, egress and access of vehicular and pedestrian traffic, and for parking, as may be appurtenant to Parcel 1 described above, as defined, described and created pursuant to that certain Cross Access Easement Agreement recorded June 20, 2007 as Entry No. 10139038, in Book 9480, at Page 7075 in the Official Records of the Salt Lake County Recorder, over and across the "BG Property" described in said Cross Access Easement Agreement.