

00835807 B: 1911 P: 0698

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Alan Spriggs, Summit County Utah Recorder

01/25/2008 12:17:44 PM Fee \$12.00

By UTAH FIRST TITLE INSURANCE AGENCY

Electronically Recorded by Simplifile

**WHEN RECORDED, MAIL TO:
PARK CITY CJD HOLDINGS, L.C.
1040 EAST 800 NORTH
OREM, UT 84097**

Escrow No. 17013

WARRANTY DEED

KA INVESTMENTS OF PARK CITY, LLC, a Utah Limited Liability Company, grantor(s)
of St. George, County of Washington, State of Utah, hereby CONVEY(s) and WARRANT(s) to

PARK CITY CJD HOLDINGS, L.C., a Utah limited liability company, grantee(s)
of Orem, County of Utah, State of Utah, for the sum of TEN DOLLARS and other good and valuable
consideration, the following described tract of land in Summit County, State of Utah, to-wit:

SEE ATTACHED EXHIBIT 'A'

Tax ID# PP-47

SUBJECT TO easements, covenants, conditions, restrictions, rights of way and reservations appearing of record,
and taxes for the year 2008 and each year thereafter.

WITNESS the hand of said grantor(s), this 18th day of January, 2008.

KA INVESTMENTS OF PARK CITY, LLC, a
Utah Limited Liability Company


BY: KIRK BENG TZEN, Manager

STATE OF UTAH }
COUNTY OF Utah } ss.

On the 18 day of January, 2008, personally appeared before me KIRK BENG TZEN, who being by me
duly sworn did say for himself/herself that he/she is the Manager of KA INVESTMENTS OF PARK CITY, LLC, a
Utah limited liability company, and that the within and foregoing instrument was signed on behalf of said
company by authority of its articles of organization and duly acknowledged to me that said company executed
the same.

My Commission Expires:


Notary Public

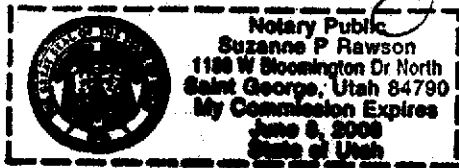


EXHIBIT "A"

(Property Description)

Beginning at a point on the East right of way line of Rasmussen Road, said point being South 89°39'47" East 849.78 feet along the Quarter Section line and South 35°44'48" East 932.11 feet from the West Quarter Corner of Section 12, Township 1 South, Range 3 East, Salt Lake Base and Meridian, and running thence North 51°00'51" East 337.62; thence South 38°48'14" East 134.82 feet; thence North 51°00'51" East 102.84 feet; thence South 38°48'14" East 97.30 feet; thence South 63°17'06" West 204.93 feet; thence South 12°15'43" East 406.76 feet; thence South 57°25'55" West 87.79 feet to the East right of way line of Rasmussen Road; thence along said East line North 35°44'48" West 542.93 feet to the point of beginning.