

File No. 89702



Ent 1205090 Bk 2040 Pg 1870
Date: 28-Sep-2018 11:25 AM Fee \$14.00
Cache County, UT
Michael Glead. Rec. - Filed By JA
For HICKMAN LAND TITLE COMPANY

WARRANTY DEED

GERALDINE J. NIEDERHAUSER, Trustee of the H. GARY NIEDERHAUSER FAMILY REVOCABLE TRUST, dated May 23, 2000 and any amendments thereto

grantor of the State of Utah, hereby CONVEY and WARRANT to

C & N LOGAN, LLC

grantee of 1835 S. Hwy 89, Perry, UT 84302,
for the sum of TEN DOLLARS and other good and valuable consideration the following described tract of land in Cache County, State of Utah.

SEE ATTACHED EXHIBIT 'A' Legal Description

Tax Roll No. 02-065-0011(part)

WITNESS, the hand of said grantors, this September 21, 2018

H. GARY NIEDERHAUSER FAMILY REVOCABLE TRUST, dated May 23, 2000 and any amendments thereto

By: *Geraldine J. Niederhauser*
GERALDINE J. NIEDERHAUSER, Trustee

TRUSTEE ACKNOWLEDGMENT

STATE OF Utah)
 SS
County of Cache)

On 21st day of September, 2018 personally appeared before me GERALDINE J. NIEDERHAUSER known to me to be the Trustee of the H. GARY NIEDERHAUSER FAMILY REVOCABLE TRUST, dated May 23, 2000 and any amendments thereto and the Trustee who subscribed the said Trust name to the foregoing instrument, acknowledged to me that she executed the same in said Trust name, and that said Trust executed the same.

[Signature]
Notary Public
Commission expires: *04/24/21*
Residing in: *Logan, UT*

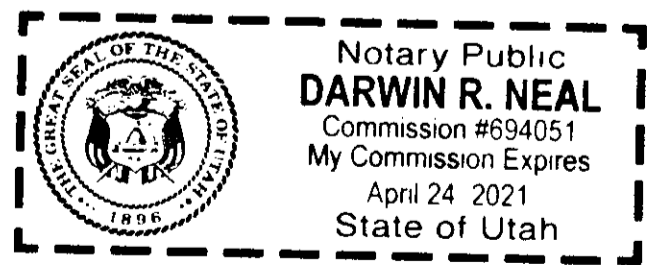


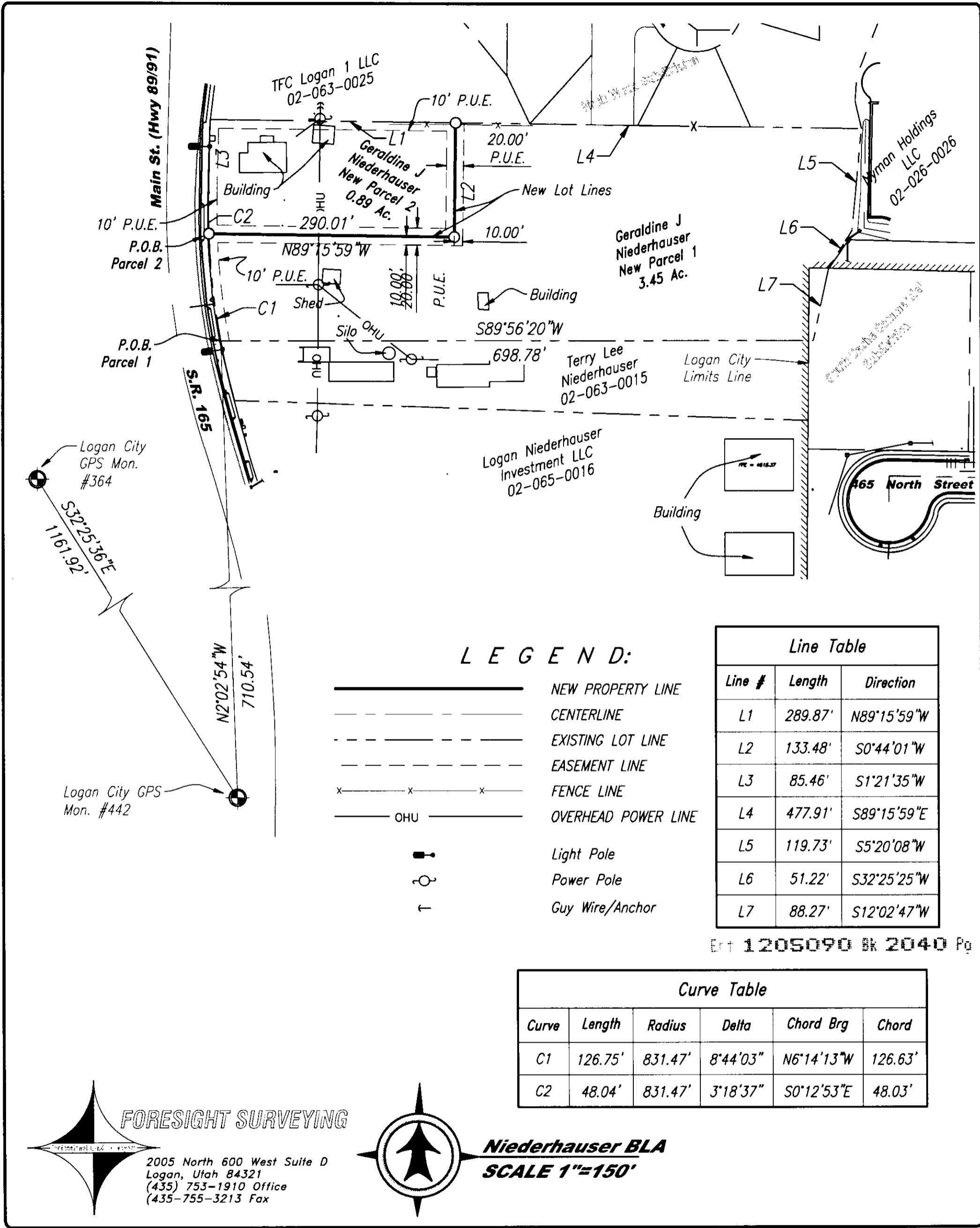
Exhibit "A"

A PART OF THE SOUTHWEST QUARTER OF SECTION 3 AND THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 11 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN.

BEGINNING AT A POINT ON THE EAST RIGHT-OF-WAY LINE OF STATE ROAD 165 LOCATED NORTH 02°02'54" WEST A DISTANCE OF 710.54 FEET, AND 126.75 FEET ALONG THE ARC OF A CURVE TO THE RIGHT WITH A RADIUS OF 831.47 FEET, A CENTRAL ANGLE OF 08°44'03", CHORD BEARS NORTH 06°14'13" WEST A DISTANCE OF 126.63 FEET FROM LOGAN CITY GPS MONUMENT #442, SAID POINT BEING LOCATED SOUTH 17°19'26" WEST, A DISTANCE OF 1731.27 FEET FROM THE WEST QUARTER CORNER OF SAID SECTION 4, AND BEING THE BEGINNING OF A CURVE TO THE RIGHT, OF WHICH THE RADIUS POINT LIES NORTH 88°07'49" EAST, A RADIAL DISTANCE OF 831.47 FEET; THENCE NORTHERLY ALONG SAID RIGHT-OF-WAY LINE THE FOLLOWING TWO COURSES: (1) 48.04 FEET ALONG THE ARC THROUGH A CENTRAL ANGLE OF 03°18'37", CHORD BEARS NORTH 00°12'53" WEST A DISTANCE OF 48.03 FEET; (2) NORTH 01°21'35" EAST, A DISTANCE OF 85.46 FEET TO THE SOUTH LINE OF PARCEL 02-063-0025; THENCE SOUTH 89°15'59" EAST, A DISTANCE OF 289.87 FEET ALONG SAID SOUTH LINE; THENCE SOUTH 00°44'01" WEST, A DISTANCE OF 133.48 FEET; THENCE NORTH 89°15'59" WEST, A DISTANCE OF 290.01 FEET TO THE POINT OF BEGINNING.

Subject to a 10 foot public utility easement on the North, South, East and West of the above described property.

Part of Parcel 02-065-0011



LEGEND:

- NEW PROPERTY LINE
- CENTERLINE
- EXISTING LOT LINE
- EASEMENT LINE
- FENCE LINE
- OVERHEAD POWER LINE
- Light Pole
- Power Pole
- Guy Wire/Anchor

Line Table		
Line #	Length	Direction
L1	289.87'	N89°15'59"W
L2	133.48'	S0°44'01"W
L3	85.46'	S1°21'35"W
L4	477.91'	S89°15'59"E
L5	119.73'	S5°20'08"W
L6	51.22'	S32°25'25"W
L7	88.27'	S12°02'47"W

Curve Table					
Curve	Length	Radius	Delta	Chord Brg	Chord
C1	126.75'	831.47'	8°44'03"	N6°14'13"W	126.63'
C2	48.04'	831.47'	3°18'37"	S0°12'53"E	48.03'

FORESIGHT SURVEYING
 2005 North 600 West Suite D
 Logan, Utah 84321
 (435) 753-1910 Office
 (435-755-3213 Fax

Niederhauser BLA
SCALE 1"=150'

Ent 1205090 Bk 2040 Pg 1872

Job Number:	17-179
Drawn By:	DB
Date:	8/20/18
Scale:	1"=150'
File:	17-.dwg

AN EXHIBIT DRAWING FOR:
Geraldine J Niederhauser TR
 780 South Main Street, Logan, Utah
 A PART OF THE SOUTHWEST QUARTER OF SECTION 3 AND THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 11 NORTH, RANGE 1 EAST, S.L.B.& M.