

MAIL TAX NOTICE TO  
Hassan Namazi  
2053 South Weber Drive  
South Weber, Utah 84405

# QUIT-CLAIM DEED

Lynneric Topham  
of Ogden, County of Weber, State of Utah, hereby QUIT-CLAIM to

Grantors

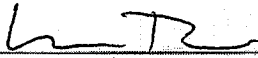
Hassan Namazi

Grantees of South Weber City, Weber County, Utah  
for the sum of TEN DOLLARS and other good and valuable consideration the following tract of land in Davis  
County, State of UTAH:

See Exhibit "A" Attached

13-033-0066

WITNESS, the hand of said grantors, this 27<sup>th</sup> day of April, A.D., 2016

  
\_\_\_\_\_  
Lynneric Topham

STATE OF UTAH

COUNTY OF Weber )ss.

On the 27<sup>th</sup> day of April, 2016, personally appeared before me Lynneric Tophan, the signers of the within  
instrument, who duly acknowledged to me that they executed the same.

  
\_\_\_\_\_  
NOTARY PUBLIC



**COURTESY RECORDING**  
This document is being recorded solely as a  
courtesy and an accommodation to the parties  
named therein.  
Founders Title Company hereby expressly  
disclaims any responsibility or liability for the  
accuracy or the content thereof.

EXHIBIT "A"

BEGINNING ON THE SOUTH LINE OF 7400 SOUTH STREET AT A POINT WHICH IS SOUTH 89D49'47" EAST 1210.00 FEET ALONG THE SECTION LINE AND SOUTH 00D10'13" WEST 33.00 FEET FROM THE NORTHWEST CORNER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE SOUTH 89D49'47" EAST 110.00 FEET ALONG THE SOUTH LINE OF SAID STREET, THENCE SOUTH 00D10'13" WEST 434.94 FEET, THENCE NORTH 89D49'47" WEST 110.0 FEET, THENCE NORTH 00D10'13" EAST 434.94 FEET TO THE SOUTH LINE OF SAID STREET AND THE POINT OF BEGINNING.

LESS THAT PORTION DEEDED TO THE DEPARTMENT OF TRANSPORTATION IN ENTRY NO. 1589426 DESCRIBED AS FOLLOWS:

A PARCEL OF LAND IN FEE FOR THE CONSTRUCTION OF SOUTH WEBER DRIVE, INCIDENT TO THE WIDENING OF EXISTING STATE HIGHWAY 89, KNOWN AS PROJECT NO. 0089, BEING PART OF AN ENTIRE TRACT OF PROPERTY SITUATE IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID ENTIRE TRACT, WHICH POINT IS 368.808 METERS (1210.00 FEET) SOUTH 89D27'36" EAST (RECORD: SOUTH 89D49'47" EAST) ALONG THE NORTH LINE OF SAID SECTION 35, AND 10.058 METERS (33.00 FEET) SOUTH 0D32'24" WEST (RECORD: SOUTH 0D10'13" WEST) FROM THE NORTHWEST CORNER OF SAID SECTION 35; AND RUNNING THENCE SOUTH 89D27'36" EAST (RECORD: SOUTH 89D49'47" EAST) 17.358 METERS (56.95 FEET) ALONG THE NORTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT TO A POINT 13.100 METERS (42.98 FEET) RADIALLY DISTANT NORTHEASTERLY FROM THE CENTERLINE OF SAID SOUTH WEBER DRIVE AT ENGINEER STATION 0+636.124; THENCE SOUTHEASTERLY 18.441 METERS (60.50 FEET) ALONG THE ARC OF A 223.100-METER (731.96-FOOT) RADIUS CURVE TO THE RIGHT CONCENTRIC WITH SAID CENTERLINE (NOTE: CHORD TO SAID CURVE BEARS SOUTH 60D45'17" EAST FOR A DISTANCE OF 18.436 METERS (60.49 FEET) TO THE EASTERLY BOUNDARY LINE OF SAID ENTIRE TRACT; THENCE SOUTH 0D32'24" WEST (RECORD: SOUTH 0D10'13" WEST) 27.632 METERS (90.66 FEET) ALONG SAID EASTERLY BOUNDARY LINE; THENCE NORTHWESTERLY 38.631 METERS (126.74 FEET) ALONG THE ARC OF A 199.942-METER (655.98-FOOT) RADIUS CURVE TO THE LEFT CONCENTRIC WITH SAID CENTERLINE (NOTE: CHORD TO SAID CURVE BEARS NORTH 59D49'54" WEST FOR A DISTANCE OF 38.571 METERS (126.55 FEET)) TO THE WESTERLY BOUNDARY LINE OF SAID ENTIRE TRACT; THENCE NORTH 0D32'24" EAST (RECORD: NORTH 0D10'13" EAST) 17.418 METERS (57.15 FEET) ALONG SAID WESTERLY BOUNDARY LINE TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 810.4 SQUARE METERS (8723 SQUARE FEET) IN AREA.

ALSO LESS THAT PORTION DEEDED TO THE UTAH DEPARTMENT OF TRANSPORTATION IN ENTRY NO. 1589427 DESCRIBED AS FOLLOWS:

PART OF AN ENTIRE TRACT OF LAND IN FEE, SITUATE IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN. THE BOUNDARIES OF SAID TRACT OF LAND ARE DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT AT A POINT 13.100 METERS (42.98 FEET) RADIALLY DISTANT NORTHEASTERLY FROM THE CENTERLINE OF SAID SOUTH WEBER DRIVE AT ENGINEER STATION 0+636.124, WHICH POINT IS 368.808 METERS (1210.00 FEET) SOUTH 89D27'36" EAST (RECORD: SOUTH 89D49'47" EAST) ALONG THE NORTH LINE OF SAID SECTION 35, AND 10.058 METERS (33.00 FEET) SOUTH 0D32'24" WEST (RECORD: SOUTH 0D10'13" WEST) AND 17.358 METERS (56.95 FEET) SOUTH 89D27'36" EAST (RECORD: SOUTH 89D49'47" EAST) FROM THE NORTHWEST CORNER OF SAID SECTION 35; AND RUNNING THENCE SOUTH 89D27'36" EAST (RECORD: SOUTH 89D49'47" EAST) 16.170 METERS (53.05 FEET) ALONG SAID NORTHERLY BOUNDARY LINE TO THE NORTHEAST CORNER OF SAID ENTIRE TRACT; THENCE SOUTH 0D32'24" WEST (RECORD: SOUTH 0D10'13" WEST) 8.855 METERS (29.05 FEET) ALONG THE EASTERLY BOUNDARY LINE OF SAID ENTIRE TRACT TO THE NORTHERLY RIGHT OF WAY LINE OF SAID SOUTH WEBER DRIVE; THENCE NORTHWESTERLY 18.441 METERS (60.50 FEET) ALONG SAID RIGHT OF WAY LINE AND ARC OF A 223.100-METER (731.96-FOOT) RADIUS CURVE TO THE LEFT CONCENTRIC WITH SAID CENTERLINE (NOTE: CHORD TO SAID CURVE BEARS NORTH 60D45'17" WEST FOR A DISTANCE OF 18.436 METERS (60.49 FEET)) TO THE POINT OF BEGINNING. THE ABOVE DESCRIBED PARCEL OF LAND CONTAINS 69.2 SQUARE METERS (745 SQUARE FEET) IN AREA.

13-033-0066