

3697923

QUIT CLAIM DEED

CALVIN J. SPRATLING, Grantor, of ~~Portland~~^{Portland, OR}, Oregon, does hereby QUIT CLAIM to WILLIAM MAX SPRATLING, Grantee, for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, an undivided one-half interest in and to the following described roadway and right-of-way where said roadway and right-of-way crosses or is encompassed within property owned by the Grantor, situate in Salt Lake County, Utah, and more particularly described as follows:

A strip of land 33 feet wide, the center line of which is described: Beginning at the saddle between the lower sites of Channel 2 and Channel 4, more specifically 930.62 feet South and 818.74 feet West of the Northeast corner of Section 34, Township 2 South, Range 3 West, Salt Lake Base and Meridian and running:

Thence N 66°31' East 210.94 feet; thence S 77°19' East 536.18 feet; thence N 88°17' East 208.56 feet; thence S 67°03' East 407.84 feet; thence S 60°02' East 235.86 feet; thence S 84°44' East 188.84 feet; thence S 50°23' East 254.39 feet; thence S 39°37' East 391.48 feet; thence S 53°02' East 458.25 feet; thence S 55°56' East 122.52 feet; thence N 63°53' West 621.11 feet; thence N 70°57' West 374.91 feet; thence N 72°28' West 91.36 feet; thence S 68°29' West 209.89 feet; thence N 68°29' West 282.38 feet; thence N 89°18' West 434.97 feet; thence S 21°40' West 45.09 feet; thence N 88°17' East 177.54 feet; thence S 63°27' East 226.94 feet; thence S 48°17' East 295.95 feet; thence S 61°39' East 107.37 feet; thence N 87°03' East 123.82 feet; thence S 38°14' East 428.48 feet; thence S 50°38' East 95.30 feet; thence South 69°29' East 160.68 feet; thence S 33°37' East 234.49 feet; thence S 49°58' East 115.82 feet; thence S 73°23' East 141.18 feet; thence S 81°37' East 177.88 feet; thence S 53°04' East 151.58 feet; thence S 59°17' East 335.73 feet; thence S 33°06' East 391.52 feet; thence S 48°32' East 126.65 feet; thence S 31°25' West 46.83 feet; thence N 46°57' West 353.84 feet; thence N 61°53' West 165.72 feet; thence S 88°13' West 136.65 feet; thence N 68°56' West 195.36 feet; thence S 72°40' West 196.16 feet; thence S 89°28' West 172.88 feet; thence S 74°59' West 180.43 feet; thence North 65°26' West 95.14 feet; thence S 14°02' West 74.68 feet; thence N 88°59' East 94.77 feet; thence N 89°47' East 140.84 feet; thence S 56°11' East 176.49 feet; thence S 81°37' East 177.68 feet; thence S 53°04' East 151.58 feet; thence S 58°56' East 47.92 feet; thence S 82°32' East 128.62 feet; thence S 24°24' East 270.62 feet; thence S 01°48' East 187.42 feet; thence S 12°44' West 196.39 feet; thence S 08°31' East 95.78 feet; thence S 23°47' East 163.45 feet; thence S 56°04' East 103.51 feet; thence S 51°40' East 145.31 feet; thence S 64°27' East 107.08 feet; thence N 84°40' East 30.29 feet; thence N 44°16' East 38.19 feet; thence N 04°35' East 103.74 feet; thence N 18°17' East 155.13 feet; thence N 16°41' East 104.21 feet; thence N 46°54' East 165.08 feet; thence S 70°00' East 113.07 feet; thence S 58°08' East 145.91 feet; thence S 64°20' East 380.90 feet; thence S 55°10' East 118.69 feet; thence N 56°28' East 65.77 feet; thence N 02°53' West 148.90 feet; thence N 20°36' West 150.96 feet; thence N 17°59' East 107.32 feet; thence N 07°41' East 108.83 feet; thence N 10°03' East 92.38 feet; thence N 27°37' East 63.35 feet; thence N 43°11' East 65.85 feet; thence N 59°53' East 76.27 feet; thence N 84°00' East 55.93 feet; thence

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S 80°01' East 95.46 feet; thence N 85°55' East
 66.77 feet; thence N 73°39' East 48.35 feet; thence
 N 29°40' East 109.61 feet; thence N 44°29' East
 46.92 feet; thence N 70°42' East 180.38 feet; thence
 N 85°28' East 52.65 feet; thence S 74°01' East
 60.70 feet; thence S 40°15' East 83.77 feet; thence
 S 48°11' East 67.53 feet; thence S 53°45' East
 70.73 feet; thence S 73°30' East 330.59 feet; thence
 S 75°09' East 130.15 feet; thence S 70°04' East
 216.63 feet; thence S 22°45' East 380.61 feet; thence
 S 25°35' East 183.52 feet; thence S 35°15' East
 180.78 feet; thence S 53°15' East 51.19 feet; thence
 S 78°46' East 81.40 feet; thence N 74°37' East
 168.78 feet; thence N 44°54' East 105.78 feet; thence
 N 13°32' East 147.28 feet; thence N 25°11' East
 129.90 feet; thence N 08°07' East 94.50 feet; thence
 N 20°15' West 70.44 feet; thence N 39°12' West
 162.64 feet; thence N 48°16' West 225.08 feet; thence
 N 05°28' East 145.11 feet; thence N 51°22' West
 80.13 feet; thence N 52°09' West 212.57 feet; thence
 N 12°17' West 45.68 feet; thence N 19°53' East
 42.28 feet; thence N 64°36' East 90.70 feet; thence
 N 53°40' East 161.07 feet; thence N 60°37' East
 97.02 feet; thence N 89°07' East 131.89 feet; thence
 S 72°10' East 235.19 feet; thence N 78°41' East
 246.16 feet; thence N 31°23' East 186.11 feet; thence
 N 50°41' East 164.70 feet; thence S 57°51' East
 330.35 feet; thence S 63°05' East 295.21 feet; thence
 S 74°29' East 180.88 feet; thence S 59°40' East
 211.83 feet; thence S 77°03' East 130.57 feet; thence
 N 58°54' East 77.57 feet; thence N 36°14' East
 91.45 feet; thence N 47°11' East 95.49 feet; thence
 N 10°44' East 153.19 feet; thence N 56°36' East
 143.15 feet; thence N 39°05' East 196.19 feet; thence
 N 16°48' East 79.41 feet; thence N 06°06' East
 170.53 feet; thence N 73°41' East 209.44 feet; thence
 N 61°34' East 271.57 feet; thence N 28°04' East
 152.58 feet; thence N 64°45' East 116.02 feet; thence
 S 79°21' East 163.45 feet; thence S 40°18' East
 259.69 feet; thence S 57°11' East 215.30 feet; thence
 S 48°04' East 212.60 feet; thence S 53°13' East
 473.71 feet; thence S 35°23' East 103.94 feet; thence
 S 31°30' East 309.38 feet; thence S 54°45' East
 206.42 feet; thence S 61°50' East 579.13 feet; thence
 S 36°29' East 239.05 feet; thence S 62°01' East
 199.66 feet; thence S 83°54' East 379.37 feet; thence
 S 38°29' East 81.30 feet; thence S 74°10' East
 196.69 feet; thence S 88°33' East 484.12 feet; thence
 S 75°21' East 877.35 feet; thence S 84°37' East
 158.27 feet; thence S 73°19' East 387.28 feet; thence
 S 82°02' East 420.05 feet; thence S 77°50' East
 179.50 feet thence S 74°30' East 196.35 feet; thence
 S 86°43' East 156.05 feet; thence N 83°21' East
 163.06 feet; thence S 63°43' East 161.34 feet; thence
 S 33°07' East 127.38 feet; thence S 05°09' East
 126.53 feet; thence S 29°09' East 329.61 feet; thence
 S 36°10' East 234.71 feet; thence S 38°40' East
 329.95 feet; thence S 30°22' East 174.41 feet; thence
 S 39°35' East 156.68 feet; thence S 06°52' East
 102.14 feet; thence S 24°02' East 188.53 feet; thence
 S 42°10' East 123.90 feet; thence S 48°43' East
 311.38 feet; thence S 76°40' East 223.45 feet; thence
 S 76°03' East 358.05 feet; thence N 75°38' East
 88.14 feet; thence N 21°17' East 68.81 feet thence
 N 01°35' East 91.15 feet; thence N 23°20' East
 58.42 feet; thence N 62°17' East 84.93 feet; thence
 N 85°01' East 364.64 feet; thence S 79°18' East
 264.07 feet; thence S 81°58' East 615.28 feet; thence
 S 88°05' East 158.68 feet; thence S 89°25' East
 317.95 feet; thence S 85°08' East 304.19 feet; thence
 N 89°48' East 252.55 feet thence S 79°58' East

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99.48 feet; thence S 73°13' East 153.80 feet; thence S 83°20' East 128.81 feet; thence N 81°29' East 193.94 feet; thence N 82°06' East 209.34 feet; thence N 64°09' East 143.57 feet; thence N 70°25' East 275.70 feet; thence N 85°48' East 284.06 feet; thence N 81°30' East 226.60 feet; thence South 85°17' East 214.44 feet; thence N 79°24' East 80.24 feet; thence N 65°48' East 115.60 feet; thence N 75°41' East 355.46 feet; thence N 81°03' East 539.10 feet; thence N 81°03' East more or less 539.10 feet to intersection with East line of Section 5. Contains more or less 30 acres. All switchbacks to maintain a minimum radius of 50 feet. Basis of bearing is geodetic 77°46'24" from Larson reference No. 3 to Larson triangulation station.

Mt. Vision Access Road, situated in Sections 5 and 6, Township 3 South, Range 2 West, Section 31, Township 2 South, Range 2 West; and Sections 34, 35, and 36, Township 2 South, Range 3 West, Salt Lake Base and Meridian.

Together with Mt. Vision Road Extension from the point of beginning in the saddle to the prime lease ground of United Television, June, 1982.

A strip of land 33 feet wide, the center line of which is described as follows:

Beginning at the saddle between the lower sites of Channel 2 and Channel 4, more specifically, 932.62 feet South and 818.74 feet West of the Northeast corner of Section 34, Township 2 South, Range 3 West, Salt Lake Base and Meridian, and running thence N 46°51' West 80.94 feet; thence N 22°33' East 74.08 feet; thence S 74°39' East 71.19 feet; thence N 79°58' East 220.64 feet; thence N 86°44' East 221.17 feet; thence N 80°19' East 387.74 feet; thence N 87°37' East 88.73 feet to the South line of United Television Prime Lease. Length of above-described road is 1,144.45 feet.

Channel 2 Access Road, June, 1982:

Beginning 1,730.88 feet South and 1,403.96 feet West of the Northeast corner of Section 34, Township 2 South, Range 3 West, Salt Lake Base and Meridian, at the intersection of the Channel 2 and Mt. Nelson access roads, a strip of land 33 feet wide, the center of which runs:

Thence N 59°01' East 97.29 feet; thence N 59°45' East 32.23 feet; thence N 39°14' East 56.42 feet; thence N 04°06' East 474.08 feet; thence N 01°50' West 231.44 feet; thence N 06°05' West 80.05 feet; thence N 45°00' West 67.67 feet to the West line of the Northeast quarter of the Northeast quarter of Section 34, Road Length, 1,039.18 feet.

Description of Mt. Vision Road Extension from the point of beginning in the saddle to the West line of the Southwest quarter of the Northeast quarter of Section 34, June, 1982.

A strip of land 33 feet wide, the center line of which is described as follows:

Beginning at the saddle between the lower sites of Channel 2 and Channel 4, more specifically 930.62 feet South and 818.74 feet West of the Northeast corner of Section 34, Township 2 South, Range 3 West, Salt Lake Base and Meridian, and running thence S 64°16' West 195.32 feet; thence S 26°46' West 212.04 feet; thence S 15°24' West

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240.91 feet; thence S 21°46' West 254.60 feet; thence S 69°41' West 165.60 feet; thence N 84°28' West 198.00 feet; thence N 80°41' West 116.93 feet; thence N 87°48' West 57.21 feet; thence S 77°07' West 203.03 feet; thence N 83°59' West 319.35 feet; thence N 70°22' West 233.91 feet; thence N 86°45' West 78.03 feet; to the West line of the Southwest quarter of the Northeast quarter of said Section 34, Road length 2,274.93 feet.

The above and foregoing legal description has been made and certified by Marcus A. Twedt, a Registered Land Surveyor, Certificate No. 4269.

Together with an undivided one-half interest in and to that approximately nine acres leased to KUTV and more particularly described as:

Sections 34 and 35, Township 2 South, Range 3 West, Salt Lake Base and Meridian, beginning 477 feet West and 665 feet South of the Northeast corner Section 35, and running thence N 90° East 275 feet; thence N 92°45' East 725 feet; thence N 113°30' East 900 feet; thence N 23°30' 132 feet; thence N 66°30' West 924.1 feet; thence N 87°15' West 755.44 feet; thence N 0° East 168 feet; thence N 90° West 579 feet; thence N 180° East 300 feet; thence N 90° East 304 feet to the point of beginning.

ALSO:

Beginning 1,298.58 feet South and 1,285.06 feet East of the Northeast Corner of Section 34 (the Northeast Corner of the Southwest quarter of the Northeast quarter), Township 2 South, Range 3 West, Salt Lake Base and Meridian, and running:

Thence North 89°08' West 500.00 feet along the North Line of the Southwest quarter of the Northeast quarter of said Section 34, thence South 250.00 feet; thence South 89°08' East 500.00 feet; thence North 250.00 feet to the point of beginning. (Containing 2.87 acres, more or less).

Grantor does hereby execute this QUIT CLAIM DEED for the purpose of passing title to said roadway, right-of-way, and the two parcels of land leased to KUTV as it may cross or be encompassed within the property heretofore deeded to Grantor, specifically reserving to Grantor's mother and father, William Parley Spratling and Amelia Daisy Spratling, a life estate in and to any and all income derived from said roadway and right-of-way and the two leased parcels described herein.

WITNESS the hand of said Grantor this 16th day of July, 1982.

Signed in the presence of:

William Parley Spratling

Calvin J. Spratling
CALVIN J. SPRATLING

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STATE OF OREGON

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SS.

COUNTY OF

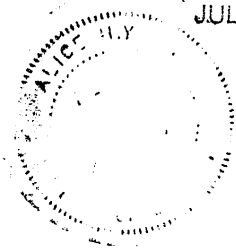
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On this 16th day of July, 1982, personally appeared before me Calvin J. Spratling, the signer of the above and foregoing document, who being by me first duly sworn upon oath, did acknowledge to me that he executed the same.

Alice H. Young
Notary Public, in and for the
State of Oregon, residing at:

My commission expires:

MY COMMISSION EXPIRES
JULY 26, 1982



Scott D. Dickmuth
Scott Dickmuth

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REC'D OF
SEP

JUL 30 2 53 PM '82

KATIE L. JIXON
RECORDER
SALT LAKE COUNTY,
UTAH

Star Valley
Deeth, Nevada 89823

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