

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

**Warranty Deed**  
(CONTROLLED ACCESS)  
(LIMITED LIABILITY COMPANY)  
Utah County

MTC #257620  
Tax ID No. 41:375:0001  
PIN No. 12158  
Project No. S-I15-6(228)280  
Parcel No. S-I15-6:263:A

JD XIII, LLC, a Limited Liability Company of the State of Utah,  
Grantor, hereby CONVEYS AND WARRANTS to the UTAH DEPARTMENT OF  
TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for  
the sum of TEN (\$10.00) Dollars, and other good and  
valuable considerations, the following described parcel of land in  
Utah County, State of Utah, to-wit:

A parcel of land in fee for the widening of existing I-15, known as Project No. S-I15-6(288)280 being part of an entire tract of property situate in Lot 1, Plat "A", Huerta Subdivision, according to the official plat thereof, recorded August 11, 1997 as Entry No. 61062 in Book 41, on Page 375 in the office of the Utah County Recorder, in the NW1/4 SW1/4 of Section 5, Township 5 South, Range 1 East, Salt Lake Base and Meridian. The boundaries of said parcel of land are described as follows:

Beginning at the northwest corner of said Lot 1, Plat A, Huerta Subdivision, being in the existing southwesterly highway right of way and no-access line of said I-15, at a point 168.43 feet radially distant southwesterly from the right of way control line of said Project, opposite approximate Engineers Station 2218+29.17; and running thence S.55°04'56"E. 50.37 feet along the northeasterly boundary line to the northeast corner of said Lot 1; thence S.23°38'58"W.10.95 feet along the southeasterly boundary of said Lot 1 to a point 176.13 feet radially distant southwesterly from the right of way control line of said Project, opposite approximate Engineers Station 2217+75.32; thence N.61°00'07"W. 55.31 feet to the northwesterly boundary line of said Lot 1; thence N.43°33'00"E. 16.63 feet along said northwesterly boundary line to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

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The above described parcel of land contains 716 square feet in area or 0.016 acre.

(Note: Rotate above bearings 0°02'37" clockwise to equal Highway bearings).

To enable the Utah Department of Transportation to construct and maintain a public highway as a freeway, as contemplated by Title 72, Chapter 6, Section 117, Utah Code Annotated, 1998, as amended, the Owners of said entire tract of property hereby release and relinquish to said Utah Department of Transportation any and all rights appurtenant to the remaining property of said Owners by reason of the location thereof with reference to said highway, including, without limiting the foregoing, all rights of ingress to or egress from said Owner's remaining property contiguous to the lands hereby conveyed to or from said highway.

IN WITNESS WHEREOF, said JD XIII, LLC, has caused this instrument to be executed by its proper officers thereunto duly authorized, this 13 day of Dec., A.D. 20 18.

STATE OF Utah )  
 ) ss.  
COUNTY OF Utah )

JD XIII, LLC  
Limited Liability Company  
By [Signature]  
Manager

On this, the 13 day of December, 2018, personally appeared before me John D. Hadfield, the undersigned officer, who acknowledged herself/himself to be the manager/a member of JD XIII, LLC, a Limited Liability Company, and in that capacity being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by herself/himself as the manager/a member.

In witness whereof, I hereunto set my hand and official seal.

Marylou Wakamatsu  
Notary Public

