

BLT #13,773
Tax ID#04-126-0009

Entry 2007006183
Book 1034 Page 789 \$10.00
29-MAY-07 03:15
RANDY SIMMONS
RECORDER, UINTAH COUNTY, UTAH
BASIN LAND TITLE AND ABSTRACT INC
335 W. 50 N. #E-7 VERNAL, UT 84078
Rec By: CONNIE SIMPER DEPUTY

Entry 2007006183
Book 1034 Page 789

WARRANTY DEED

NORMAN D. MCGREGOR, Trustee of the Norman D. McGregor Trust, an undivided one-half (1/2) interest; and **SHARON R. MCGREGOR, Trustee of the Sharon R. McGregor, Trust**, an undivided one-half (1/2) interest grantors
of Vernal, County of Uintah, State of Utah hereby CONVEY and WARRANT to
WILLOW BEND PROPERTY COMPANY, LLC grantees
of 139 East South Temple, #400 - Salt Lake City, UT 84111 for the sum of
TEN AND NO/100 and other good and valuable considerations----- DOLLARS,
the following described tract of land in Uintah County, State of Utah:

Beginning on the West line of Section 21, Township 4 South, Range 21 East, Salt Lake Base and Meridian North 330.98 feet from the West quarter corner of said section; thence North along the said West line 325.17 feet; thence Easterly along an existing fence 1339.54 feet; thence South along the East line of the Southwest quarter of the Northwest quarter of said section 325.25 feet; thence Westerly 1339.06 feet to the point of beginning.

EXCEPTING THEREFROM: Beginning at a point which bears 322.68 feet North 01°50'31" West, more or less along the West line of said Section 21, Township 4 South, Range 21 East, Salt Lake Base and Meridian, and 1203.39 feet North 88°34'33" East from the West quarter corner of said Section 21, and running thence North 01°50'31" West 322.68 feet; thence North 88°33'59" East 134.99 feet; thence South 01°50'31" East 322.70 feet; thence South 88°34'33" West 134.99 feet to the point of beginning

TOGETHER with all improvements and appurtenances thereunto belonging.

SUBJECT TO Easements or rights of way, if any, not recorded, but which have been established and now exist by operation of law upon said premises, or any portion or portions thereof.

EXCEPTING THEREFROM all oil, gas and mineral rights.

TOGETHER with but without warranty 9.28% of water right no. 45-714.

WITNESS, the hand of said grantors, this 23rd day of May, A.D. 2007.

Signed in the Presence of

Norman D. McGregor
Norman D. McGregor, Trustee

Sharon R. McGregor
Sharon R. McGregor, Trustee

STATE OF Utah)
) ss.
County of Uintah)

On the 23rd day of May, A.D. 2007, personally appeared before me Norman D. McGregor, Trustee of the Norman D. McGregor Trust and Sharon R. McGregor, Trustee of the Sharon R. McGregor Trust, the signers of the within instrument, who duly acknowledged to me that they executed the same.

Joyce Gardiner
Notary Public

My Commission Expires: 12/21/07

Residing in: Lapoint, UT 84039

