

3477142
BK 8010 PG 675

WHEN RECORDED MAIL TO:
Farmington City Corporation
160 South Main Street
P.O. Box 160
Farmington, Utah 84025
Parcel: 08-060-0049

Space above for Recorder's use

Quit-Claim Deed

FSC Development LLC, Grantor, hereby QUIT CLAIM to Farmington City Corporation, grantee, for the sum of TEN (10) Dollars and other good and valuable consideration, all of their respective right, title and interest in the following described parcel of land in Davis County, State of Utah:

LEGAL DESCRIPTION:

A TRACT OF LAND FOR THE PURPOSE OF A VARIABLE WIDTH RIGHT-OF-WAY ACQUISITION LOCATED IN FARMINGTON, DAVIS COUNTY, UTAH WITHIN PARCEL 08-060-0049 AND IN THE SOUTHEAST QUARTER OF SECTION 14, TOWNSHIP 3 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN. SAID TRACT BEING FURTHER DESCRIBED AS FOLLOWS, TO WIT;

BEGINNING AT A POINT WHICH IS N.00°20'36"E., A DISTANCE OF 703.50 FEET ALONG THE EASTERLY LINE OF SECTION 14 AND N.89°39'24"W., A DISTANCE OF 1416.79 FEET FROM THE SOUTHEAST CORNER OF SECTION 14, TOWNSHIP 3 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN TO THE SOUTHEASTERLY CORNER OF PARCEL 08-060-0049 AND THE POINT OF BEGINNING; THENCE NORTH 89°59'34" WEST, ALONG THE SOUTHERLY PROPERTY LINE, A DISTANCE OF 952.34 FEET TO A POINT AT THE SOUTHWESTERLY PROPERTY CORNER; THENCE NORTH 53°10'34" EAST, A DISTANCE OF 30.28 FEET TO A POINT ON A NON-TANGENT CURVE TO THE RIGHT; THENCE ALONG SAID NON-TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 188.50 FEET, A CENTRAL ANGLE OF 36°54'54" AND A LENGTH OF 121.45 FEET (CHORD BEARS N71°38'01"E 119.36 FEET); THENCE SOUTH 89°54'31" EAST, A DISTANCE OF 792.71 FEET TO THE POINT ON A CURVE TO THE LEFT; THENCE NORTHEASTERLY ALONG SAID CURVE TO THE LEFT HAVING A RADIUS 30.00 FEET, A CENTRAL ANGLE OF 48°32'09" AND A LENGTH OF 25.41 FEET (CHORD BEARS N65°49'24"E 24.66 FEET) TO A POINT ON THE EASTERLY PROPERTY LINE; THENCE SOUTH 00°20'29" WEST, ALONG THE EASTERLY PROPERTY LINE, A DISTANCE OF 64.72 FEET TO THE POINT OF BEGINNING.

ALSO INCLUDING A 16 FEET PUBLIC UTILITY AND PUBLIC ACCESS EASEMENT ALONG THE NORTHERLY LINE OF SAID RIGHT-OF-WAY ACQUISITION.

THE ABOVE DESCRIPTION INTENDING TO DESCRIBE THAT PORTION OF LAND LOCATED WITHIN PARCEL 08-060-0049 FOR RIGHT-OF-WAY ACQUISITION FOR A ROADWAY TO BE KNOWN AS 500 NORTH. THE ABOVE DESCRIPTION CONTAINING 50,224' SQUARE FEET OF AREA OR 1.153 ACRES, MORE OR LESS.



**ACCOMMODATION
RECORDING**

In witness whereof, the grantor have caused their signatures to be hereunto affixed this 13 day of May, 2022.

GRANTOR

Chris M. Conners Member
FSC Development LLC

STATE OF UTAH)
): ss.
COUNTY OF DAVIS)

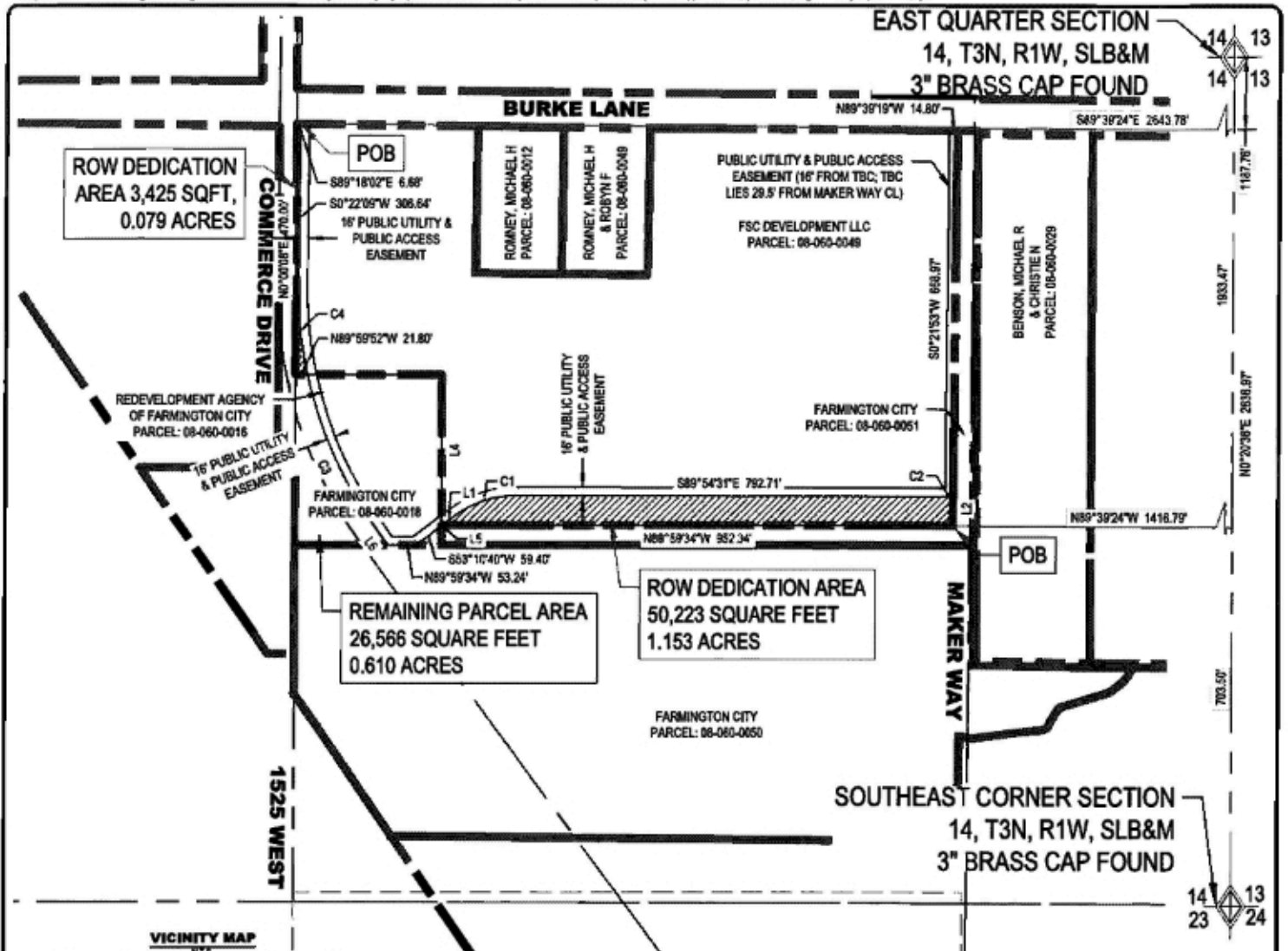
On the 13th day of May, 2022, personally appeared before me Chris McCandless, who being by me duly sworn, did say that he is the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.

NOTARY PUBLIC
Residing in Salt Lake County, Utah

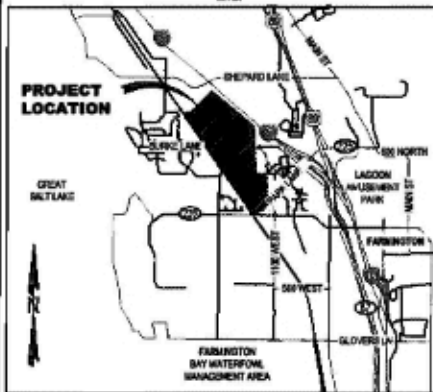
My Commission Expires:

Kendra Wilde



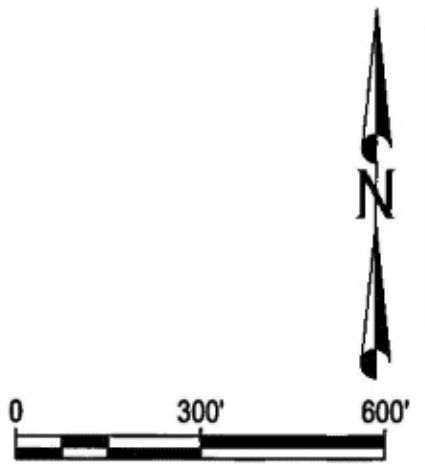
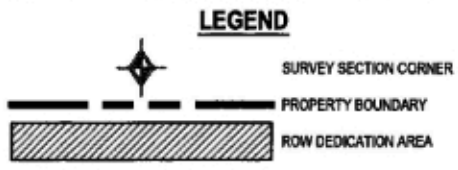


VICINITY MAP
NYZ



LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	30.28'	N53° 10' 34"E
L2	64.72'	S0° 20' 29"W
L4	283.00'	S0° 00' 06"W
L5	1.39'	S0° 00' 26"W

CURVE TABLE				
CURVE #	LENGTH	RADIUS	DELTA	CHORD
C1	121.45'	188.50'	36° 54' 54"	N71° 38' 01"E 119.36'
C2	25.41'	30.00'	48° 32' 09"	N65° 49' 24"E 24.68'
C3	318.48'	761.00'	23° 58' 43"	N24° 09' 20"W 318.16'
C4	164.48'	761.00'	12° 23' 04"	S5° 58' 28"E 164.17'



CRS ENGINEERS
Answers to Infrastructure™
2 N Main, Ste 8 | Providence, UT 84332 | P: 435.374.4670 | www.crsengineers.com

FARMINGTON CITY ROW LAND SWAP
FARMINGTON STATION COMMERCE DRIVE
08-060-0016
PROPERTY ACQUISITION LAND SWAP EXHIBIT
FCS DEVELOPMENT LLC

PROJECT NUMBER: 2019-0217
SHEET: 1 OF 1
DATE PLOTTED: 08-060-0016