

WHEN RECORDED MAIL TO  
(TAX MAILING ADDRESS):

Grantee  
8966 N 6800 W  
American Fork, UT 84003  
MTC File No. 256127

ENT 53088:2018 PG 1 of 2  
Jeffery Smith  
Utah County Recorder  
2018 Jun 07 12:54 PM FEE 15.00 BY DA  
RECORDED FOR Meridian Title Company  
ELECTRONICALLY RECORDED

## QUIT-CLAIM DEED

Daniel L. Richards, an unmarried person; as their interest may appear of record, **GRANTORS**, hereby **QUIT CLAIM TO**

G.A.R. Medical and Management Inc., a Utah corporation

**GRANTEES**, of Utah County, State of UT, for ten dollars and other valuable consideration, the following described tract of land in Utah County, State of UT:

Beginning at the Southwest Corner of Lot 111 of Mitchell Meadows Plat "B" recorded August 31, 2016 as Entry No. 84235:2016 in the Utah County Recorder's Office, said point is also located on the east line of 900 West Street, being North 00°18'00" West 1,673.94 feet along the section line and East 51.04 feet from the South Quarter Corner of Section 10, Township 5 South, Range 1 East, Salt Lake Base and Meridian; and running thence South 89°51'02" East 407.42 feet along the south line of said plat, to an existing barb wire fence; thence South 02°37'27" East 481.77 feet along said barb wire fence; thence North 89°50'29" West 471.30 feet; thence North 00°14'04" East 57.61 feet; thence South 88°57'31" East 41.73 feet to the east line of said 900 West Street; thence North 00°01'04" West 424.17 feet along said east line, to the point of beginning.

Less and excepting:

A parcel of land in fee for the widening and reconstruction of the existing 900 West road, known as the American Fork 900 West Project, Phase 2, being part of an entire tract of property, situate in the Southwest 1/4 of the Southeast 1/4 of Section 10, 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 Southwest corner of said entire tract at a point which is 777.53 feet North 0°18'01" West along the section line and 2.84 feet East from the South Quarter Corner of said Section 10; and running thence North 0°14'10" East 473.00 feet to the Northwest corner of said entire tract; thence South 88°57'31" East 41.72 feet along the northerly boundary line of said entire tract to a point 46.00 feet perpendicularly distant easterly from the control line of said project at Engineer Station 41+64.60; thence South 0°01'16" East 473.22 feet along a line parallel to said control line to a point in the southerly boundary line of said entire tract; thence North 88°43'09" West 43.85 feet along said southerly boundary line to the point of beginning.

Parcel No. 12-056-0131, 12-056-0128, 12-056-0082

Grantors convey to Grantees hereunder all title to said property which they may acquire after the date of this deed under the doctrine of "after-acquired title".

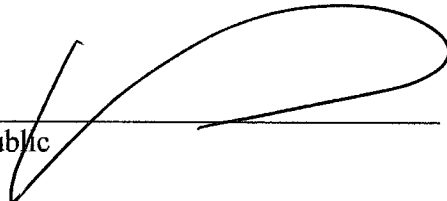
**ACCOMMODATION RECORDING ONLY.**  
**MERIDIAN TITLE COMPANY MAKE NO REPRESENTATION**  
**AS TO CONDITION OF TITLE, PRIORITY OF LIEN, NOR**  
**DOES IT ASSUME ANY RESPONSIBILITY FOR VALIDITY,**  
**ACCURACY OR EFFECT OF DOCUMENT**

Dated this 7 day of June, 2018.

  
\_\_\_\_\_  
Daniel L. Richards

STATE OF UTAH                                    )  
  ) ss.  
COUNTY OF Utah                            )

The foregoing instrument was acknowledged before me on the 7 day of June, 2018,  
by Daniel L. Richards.

  
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Notary Public

