

When recorded, return to:  
**KENDRA BOWERS**  
 1909 Roffe Road  
 Park City, UT 84098

File No. 20915

RESPA

## Warranty Deed

**KAREN SHIELDS**, as Grantor, of Herriman, Utah, hereby conveys and warrants to **KENDRA BOWERS, a married woman, as her sole and separate property**, as Grantee, of Park City, Utah for the sum of Ten & No/100 Dollars (and other good & valuable consideration), the following described tract of land in Summit County, State of Utah, to wit:

**See attached Exhibit "A"**

Subject to the general property taxes for the year 2015 and thereafter. Subject to easements and restrictions of record. Excepting therefrom all oil, gas and/or other minerals previously reserved.

WITNESS the hand of said Grantor this 20<sup>th</sup> day of October, 2015.



**KAREN SHIELDS**

STATE OF UTAH )  
 SS:  
 COUNTY OF SUMMIT )

On the 20<sup>th</sup> day of October, 2015, personally appeared before me **KAREN SHIELDS**, the signer of the foregoing instrument, who duly acknowledged to me that she executed the same.

Commission expires: 4/8/2019  
 Residing at: Cochrane, UT



**STEFANIE BOWEN**  
 NOTARY PUBLIC

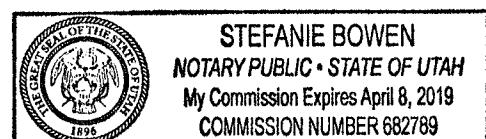


Exhibit "A"

**Said property being located in Sections 30, Township 1 South, Range 5 East, SLBM,**

**Lot 102, more particularly described as follows:**

**Beginning at a point that is due South 3645.779 feet and due West 1444.182 feet from the Northeast Corner of Section 30, Township 1 South, Range 5 East, Salt Lake Base and Meridian, Summit County, Utah (said Northeast Corner bearing North 89°23'18" East from Northwest corner and being the basis of bearing for this description) thence South 37° East 1121.874 feet; thence South 69°19'15" West 96.370 feet; thence South 55°16'16" West 1070.747 feet; thence North 79°52'31" West 284.429 feet; thence North 36°59'20" West 482.001 feet; thence North 29°25'39" West 447.772 feet; thence North 45°21'21" West 569.232 feet; thence North 78°03'46" East 1522.933 feet to the point of beginning. Together with and subject to a 50-foot Right-of-Way designed as Right-of-Way "Q".**

**Right-of-Way "Q"**

**A 50 foot Right-of-Way, 25 feet on each side of its center line, described as follows:**

**Beginning at a point North 89°38'12" East along the Section line 2770.525 feet and due South 1874.418 feet from the Southwest Corner of Section 20, Township 1 South, Range 5 East, Salt Lake Base and Meridian, which corner is North 89°23'18" East (used as the basis of bearing for this description) from the Northwest Corner of Section 30, Township 1 South, Range 5 East, Salt Lake Base and Meridian; thence South 54°30'24" West 110.193 feet; thence South 34°29'31" West 871.768 feet; thence South 19°39'14" West 668.973 feet; thence South 31°51'44" West 1695.472 feet; thence South 63°52'08" West 223.098 feet; thence South 71°50'50" West 320.975 feet; thence North 12°14'32" West 542.333 feet; thence North 82°52'30" West 282.179 feet; thence South 69°19'15" West 1092.241 feet; thence South 55°16'16" West 1070.747 feet; thence North 79°52'31" West 284.429 feet; thence North 36°59'20" West 482.001 feet; thence North 29°25'39" West 447.772 feet; thence North 45°21'21" West 569.232 feet; thence North 31°57' West 548.019 feet; thence North 36° West 750.495 feet to a point on the Southerly Right-of-Way line of State Highway No. 196, said point being due East 1614.513 feet and due North 2479.659 feet from the Southwest Corner of Section 30, Township 1 South, Range 5 East, Salt Lake Base and Meridian.**

**Parcel Number: SS-80-3**