

11403454

WHEN RECORDED, MAIL TO:

**DOUGLAS LARSON**

**1604 RIVERTON RANCH ROAD**

**RIVERTON, UT 84065**

11403454

6/4/2012 3:14:00 PM \$18.00

Book - 10023 Pg - 1922-1925

Gary W. Ott

Recorder, Salt Lake County, UT

TITLE GUARANTEE

BY: eCASH, DEPUTY - EF 4 P.

Space Above This Line for Recorder's Use

## QUIT CLAIM DEED

**DOUGLAS LARSON, grantor(s)**

of RIVERTON, SALT LAKE COUNTY, State of **Utah**, hereby QUIT CLAIM(S) to

**DOUGLAS A. LARSON, grantee(s)**

of RIVERTON, SALT LAKE COUNTY

for the sum of TEN DOLLARS and other good and valuable consideration, the following described tract of land in SALT LAKE County, State of Utah, to-wit:

**SEE ATTACHED EXHIBIT "A"**

PARCEL # 27-23-101-035

**"THE PURPOSE OF RECORDING THIS DEED IS TO ESTABLISH A RECORDED PUBLIC UTILITY EASEMENT AT THIS PROPERTY"**

**SEE ATTACHED EXHIBIT "B"**

WITNESS the hand(s) of said grantor(s), this 4<sup>TH</sup> day of June, 2012

ACCOMMODATION RECORDING ONLY,  
TITLE GUARANTEE MAKES NO REPRESENTATION  
AS TO CONDITION OF TITLE. NOR DOES IT ASSUME  
ANY RESPONSIBILITY FOR VALIDITY, SUFFICIENCY  
OR EFFECTS OF DOCUMENT.

BK 10023 PG 1922

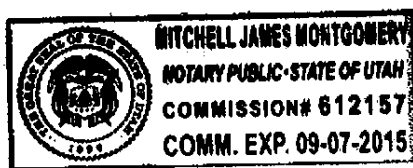
  
\_\_\_\_\_  
DOUGLAS LARSON  
\_\_\_\_\_  
\_\_\_\_\_


STATE OF UTAH

COUNTY OF SALT LAKE

} ss.

On the 4<sup>th</sup> day of June, 2012, personally appeared before me DOUGLAS LARSON, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.



  
\_\_\_\_\_  
Notary Public.

## EXHIBIT "A"

### LEGAL DESCRIPTION

Commencing at a point 525 feet South from the Northwest Corner of Section 23, Township 3 South, Range 1 West, Salt Lake Meridian, and running thence East 280.6 feet; thence South 40 feet; thence West 280.6 feet; thence North 40 feet to the point of beginning.

Less and excepting:

Beginning 474 feet (South) South  $00^{\circ}07'55''$  West from the Northwest Corner of said Section 23, Township 3 South, Range 1 West, Salt Lake Base and Meridian; running thence (South) South  $00^{\circ}07'55''$  West 91 feet; thence East 42.5 feet to the Easterly right of way line of 1300 West Street; thence (North) North  $00^{\circ}07'55''$  East 91 feet along said right of way line; thence West 42.5 feet to the point of beginning.

Parcel No.: 27-23-101-035

## **EXHIBIT "B"**

### **10 - FOOT WIDE PUBLIC UTILITY EASEMENT DESCRIPTION**

10 -FOOT WIDE PUE ALONG 1300 WEST  
BEGINNING AT A POINT WHICH IS SOUTH0°07'55"WEST 525.00 FEET ALONG  
SECTION LINE AND NORTH90°00'00"EAST 42.50 FEET FROM THE NORTHWEST  
CORNER OF SECTION 23, TOWNSHIP 3 SOUTH, RANGE 1 WEST, SALT LAKE  
BASE AND MERIDIAN, SALT LAKE COUNTY, UTAH AND RUNNING  
THENCENORTH90°00'00"EAST 10.00 FEET; THENCE SOUTH0°07'55"WEST 40.00  
FEET; THENCE SOUTH90°00'00"WEST 10.00 FEET TO THE EAST RIGHT-OF-WAY  
LINE OF 1300 WEST STREET; THENCE NORTH0°07'55"EAST 40.00 FEET TO THE  
POINT OF BEGINNING.