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Rhonda Francis Summit County Recorder
11/30/2020 12:43:01 PM Fee \$40.00
By TITAN TITLE INSURANCE AGENCY
Electronically Recorded

WHEN RECORDED MAIL TO:
GRANTEE
2486 DESERT MOUNTAIN ROAD
PEOA, UT 84061
20140

WARRANTY DEED

DAVID BOBROWSKY and COREY CUTLER, HUSBAND AND WIFE AS JOINT TENANTS

Grantor,

of PEOA, County of SUMMIT, State of UTAH hereby CONVEYS and WARRANTS to

DAVID ELIAS BOBROWSKY and COREY CUTLER, TRUSTEES OF THE BOBROWSKY CUTLER TRUST,
DATED AUGUST 4, 2004

Grantee,

of PEOA, County of SUMMIT, State of UTAH, for the sum of TEN DOLLARS and other good and valuable
consideration, the following tract of land in SUMMIT County, State of UT, to-wit:

See Attached Exhibit "A"

LESS AND EXCEPTING any and all water rights associated herewith.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2020 taxes and
thereafter.

WITNESS the hand of said grantor, this 11/24/20


DAVID BOBROWSKY


COREY CUTLER

STATE OF UTAH)
:ss
COUNTY OF SUMMIT)

On 11/24/20, personally appeared before me
DAVID BOBROWSKY and COREY CUTLER, the signer(s) of the within instrument, who duly acknowledged to me
that they executed the same.


Notary Public
Residing at:
My Commission Expires:

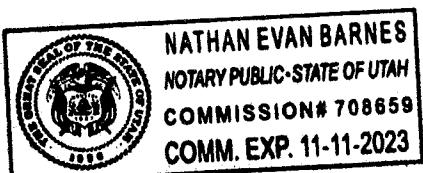


EXHIBIT "A"

File Number: 20140

LOT 103, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT THAT IS DUE SOUTH 4954.892 FEET AND DUE WEST 2155.437 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 THE NORTHWEST CORNER AND BEING THE BASIS OF BEARING FOR THIS DESCRIPTION); THENCE SOUTH 41°22'47" WEST 678.98 FEET; THENCE NORTH 43°09'59" WEST 1969.917 FEET TO THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 30 (NOT SURVEYED); THENCE NORTH 0°06'46" WEST ALONG THE WEST LINE OF SAID NORTHEAST QUARTER 542.715 FEET TO A POINT ON THE SOUTHERLY RIGHT OF WAY LINE OF STATE HIGHWAY 196; THENCE NORTH 85°45' EAST ALONG SAID RIGHT OF WAY LINE 643.451 FEET TO A POINT OF TANGENCY WITH A 1859.859 FOOT RADIUS CURVE; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 0°34'19" A DISTANCE OF 13.565 FEET; THENCE SOUTH 36° EAST 750.495 FEET; THENCE SOUTH 31°57' EAST 548.019 FEET; THENCE SOUTH 45°21'21" EAST 569.232 FEET; THENCE SOUTH 29°25'39" EAST 447.772 FEET; THENCE SOUTH 36°59'20" EAST 255.535 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH THE BENEFICIAL INTEREST IN AND TO THAT CERTAIN RIGHT OF WAY DESIGNED AS RIGHT OF WAY "Q", AS SHOWN ON THAT CERTAIN WD RECORDED JULY 20, 1993, AS ENTRY #739, P 374, OF OFFICIAL RECORDS.

TAX ID NO. SS-80-4