

AGREEMENT AND DEED

This agreement, made and entered into this 2nd day of March, 1931, by and between Mary E. Ziemer, of Ogden City, Weber County, State of Utah, and her daughter Maude Z. Perkins, of Berkeley, Alameda County, State of California,

W I T N E S S E T H:

That whereas the said Mary E. Ziemer is the owner in fee of the following described real property, situated in Ogden City, Weber County, State of Utah, to wit:

A part of Lot Three (3) Block Fifteen (15) Plat "A", Ogden City Survey: Beginning at a point $1\frac{1}{2}$ rods west and 9 feet north of the southeast corner of said Lot 3, running thence north $45\frac{1}{2}$ feet, thence west $131\frac{75}{100}$ feet to alley, thence south $45\frac{1}{2}$ feet, thence east $131\frac{75}{100}$ feet to Orchard Avenue, the place of beginning.

Reserving, however, from said above described tract of land, sufficient ground in the southwest corner thereof for teams and vehicles to turn in the alley or right of way described below.

With right of way over an alley, beginning at a point $1\frac{1}{2}$ rods west of the southeast corner of said Lot 3, running thence west $8\frac{1}{2}$ rods, north 146 feet, east $8\frac{1}{2}$ feet, south 137 feet, east $131\frac{3}{4}$ feet, south 9 feet to the place of beginning.

With right of way 10 feet wide from north end of said alley east to Orchard Avenue.

And is desirous that said Maude Z. Perkins shall have an interest in said property as a joint tenant, with full rights of survivorship;

And whereas, the said parties to this agreement are desirous of transforming the ownership of said real property into a joint tenancy in both parties hereto, with full rights of survivorship:

Now, therefore, in consideration of the sum of One Dollar (\$1.00) each to the other in hand paid, and other good and valuable considerations, the receipt whereof is hereby acknowledged by each, the said Mary E. Ziemer and the said Maude Z. Perkins, her daughter, and each of them, do hereby agree with each other that the said real property hereinbefore described shall be held and owned by them as joint tenants, with full rights of survivorship, and they and each of them do hereby give, grant, bargain, sell, assign, quitclaim and convey unto said Mary E. Ziemer and Maude Z. Perkins, mother and daughter, said hereinbefore described real property, as joint tenants and not as tenants in common, with full rights of survivorship.

TO HAVE AND TO HOLD the same forever as joint tenants and not as tenants in common, with full rights of survivorship.

WITNESS the hands of the said parties hereto the day and year in this agreement first above written.

Signed in presence of

J. A. HOWELL

R. C. ANDERSON

MARY E. ZIEMER

MAUDE Z. PERKINS

STATE OF UTAH)

COUNTY OF WEBER) ss.

On the 2nd day of March 1931, personally appeared before me Mary E. Ziemer, one of the signers of the above and foregoing agreement, who duly acknowledged to me that she executed the same.

My Commission Expires Dec. 25, 1932.

EVA C. ERB Notary Public
Residing at Ogden, Utah.

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 EVA C. ERB NOTARY PUBLIC
 COMMISSION EXPIRES DEC. 25, 1932
 OGDEN-STATE OF UTAH

STATE OF CALIFORNIA)
) ss.
 COUNTY OF ALAMEDA)

On the 6th day of March 1931, personally appeared before me Maude Z. Perkins, one of the signers of the above and foregoing agreement, who duly acknowledged to me that she executed the same.

My Commission Expires "

E. M. BECKER Notary Public

My Commission Expires July 27, 1934.

Residing at Berkeley, Calif.

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 E. M. BECKER NOTARY PUBLIC
 EUREKA ALAMEDA CO. CALIF.

Filed for record and recorded June 13, A. D. 1931 at 11:40 o'clock A. M.

MAE E. BRAMWELL County Recorder

By LETTIE RIRIE Deputy Recorder.

WARRANTY DEED

Wilford A. Bingham and Afton M. Bingham (husband and wife) Grantors of Ogden County of Weber State of Utah hereby conveys and warrants to Myron C. Eldredge Grantee of Ogden County of Weber State of Utah, for the sum of Ten DOLLARS, the following described tract of land in Weber County, State of Utah:

A part of the North-West Quarter ($\frac{1}{4}$) of Section Twenty-One (21) Township Six (6) North, Range One (1) West Salt Lake Meridian United States Survey:

Beginning at a point 113 rods 1 Foot East and 86 rods $4\frac{1}{2}$ feet South of the North-West Corner of Said Quarter Section, Said point being 50 feet South of the South Line of the property now owned by Ward and on the North bank of Lynn Ditch; Thence East 50 Feet; Thence South 128 feet; more or less, to the North line of 12th. street; Thence East 50 Feet; Thence North 128 feet, more or less, to the place of beginning.

Together with one-sixth share of water in the Lynn Irrigation company.

Subject to a certain Mortgage of \$1500.00

WITNESS the hands of the Grantors this 28th day of March A. D. 1927.

Signed in the presence of

ALF N. LARSEN

WILFORD A. BINGHAM

STATE OF UTAH)

AFTON M. BINGHAM

WEBER COUNTY) ss.

On the 28th day of March A. D. 1927, personally appeared before me Wilford A. Bingham and Afton M. Bingham (husband and wife) the signors of the above instrument, who duly acknowledged to me that they executed the same.

My Commission Expires June 2, 1929.

ALF N. LARSEN Notary Public

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 ALF N. LARSEN NOTARY PUBLIC
 COMMISSION EXPIRES JUNE 2, 1929
 OGDEN-STATE OF UTAH

Ogden, Utah.

Filed for record and recorded June 15, A. D. 1931 at 11 o'clock A. M.

MAE E. BRAMWELL County Recorder

By LETTIE RIRIE Deputy Recorder.