

WHEN RECORDED MAIL TO:  
Kasey Kraatz & Keri Kraatz  
2494 East Murray Holladay Road  
Salt Lake City, UT 84117

12654739  
11/8/2017 10:59:00 AM \$17.00  
Book - 10617 Pg - 5862-5864  
ADAM GARDINER  
Recorder, Salt Lake County, UT  
LANDMARK TITLE  
BY: eCASH, DEPUTY - EF 3 P.

## Quit-Claim Deed

**KASEY KRAATZ and KERI KRAATZ, husband and wife as joint tenants**  
**Grantor(s)**

of Salt Lake City, County of Salt Lake, State of Utah, hereby **QUIT-CLAIMS** to

**KASEY KRAATZ and KERI KRAATZ, husband and wife as joint tenants**  
**Grantee(s)**

of Salt Lake City, County of Salt Lake, State of Utah,  
for the sum of TEN DOLLARS AND NO/100-----DOLLARS,  
and other good and valuable consideration

the following described tract of land in Salt Lake County, State of Utah:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

**FOR REFERENCE PURPOSES ONLY: Tax Parcel No. 22-03-478-040 & 22-03-478-041**

**THIS DEED IS GIVEN TO CONSOLIDATE TAX PARCELS**

WITNESS the hand of said grantor(s), this 17 day of October, 2017

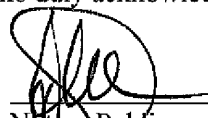
  
KASEY KRAATZ

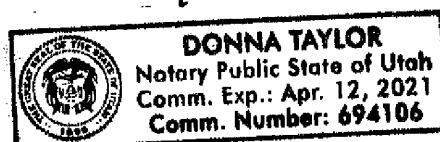
  
KERI KRAATZ

STATE OF UTAH                    )  
  )ss.  
COUNTY OF SALT LAKE        )

On the 17 day of October, 2017, personally appeared before me Kasey Kraatz and Keri Kraatz, the signer (s) of the within instrument who duly acknowledged to me that they executed the same.

My Commission Expires: 4-12-21  
LTC 57861/dj

  
Notary Public  
Residing at: SLC, UT



**EXHIBIT 'A'**  
**LEGAL DESCRIPTION**

**PARCEL 1:**

BEGINNING at a point 77 rods East and North 30°45'00" West 20.5 rods and North 35°46'00" West 8.70 feet and North 65°11'00" East 241.65 feet and North 27°04'00" West 89.67 feet and North 65°00'00" East 20.01 feet and North 27°04'00" West 96.16 feet and North 67°20'18" East 13.41 feet to the point of beginning from the South Quarter Corner of Section 3, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 27°04'00" West 18.69 feet to a point on an old fence line; thence North 65°54'30" East 86.41 feet along said old fence line to a fence corner; thence South 21°58'00" East along said old fence line 20.79 feet; thence South 67°20'18" West 84.69 feet to the point of BEGINNING.

**PARCEL 2:**

BEGINNING at a point 77 rods East and North 30°45' West 20.5 rods and North 35°46' West 8.70 feet and North 65°11' East 241.65 feet and North 27°04' West 89.67 feet and North 65°00' East 20.01 feet to the true point of beginning; from the South quarter corner of Section 3, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 27°04' West 152.67 feet; thence North 65°00' East 13.38 feet; thence South 27°04' East 57.06 feet, thence North 67°20'18" East 88.50 feet to the West boundary of the Allyn J. Forsman, etux, property by Warranty Deed No. 1658057 in Book 1620, page 561 of the Salt Lake County Records; thence South 22°45' East 92.00 feet along the West boundary of said property; thence South 65°00' West 94.75 feet to the point of BEGINNING.

**PARCEL 3:**

A non-exclusive easement for ingress and egress purposes, appurtenant to PARCEL 1, over the following described area:

BEGINNING at a point located 77.00 rods East and North 30°45' West 20.50 rods; and North 35°46' West 8.70 feet and North 65°11' East 241.65 feet and North 27°04' West 89.67 feet to the true point of beginning; from the South quarter corner of Section 3, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 27°04' West 219.94 feet to the South boundary line of 4800 South Street; thence North 65°00' East along said line 20.01 feet; thence South 27°04' East 219.24 feet, more or less to a point being North 65° East 20.01 feet from the

(Continued)

point of beginning; thence South 65°00' West 20.01 feet to the point of BEGINNING.

LESS AND EXCEPTING from Parcel 2 described above the following described property:

BEGINNING at a point 77 rods East and North 30°45'00" West 20.50 rods and North 35°46'00" West 8.70 feet and North 65°11'00" East 241.65 feet and North 27°04'00" West 89.67 feet and North 65°00'00" East 25.01 feet to the true point of beginning from the South Quarter Corner of Section 3, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence North 27°04'00" West 18.74 feet; thence North 63°18'06" East 86.52 feet to an old fence line; thence South 21°58'00" East 21.31 feet along said old fence line; thence South 65°00'00" West 84.68 feet to the point of BEGINNING.