

WHEN RECORDED, MAIL TO:
Utah Department of Transportation
Right of Way, Fourth Floor
Box 148420
Salt Lake City, Utah 84114-8420

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8/2/2018 9:23:00 AM \$15.00
Book - 10699 Pg - 3470-3472
ADAM GARDINER
Recorder, Salt Lake County, UT
GT TITLE SERVICES SLC
BY: eCASH, DEPUTY - EF 3 P.

Quit Claim Deed

Salt Lake County

Pin: 5608
Parcel No. 64:STQ
Project No. SP-0171(18)6
Affecting Tax No. 15-28-380-028

The UTAH DEPARTMENT OF TRANSPORTATION, by its duly appointed Director of Right of Way, Grantor, of Salt Lake City, County of Salt Lake, State of Utah, hereby QUIT CLAIMS to UT NGUYEN AND TOM HUYUH, as joint tenants, Grantee, at 1423 West 2400 South, West Valley City, County of Salt Lake, State of Utah, Zip 84119, for the sum of Ten (\$10) Dollars, and other good and valuable considerations, the following described tract of land in Summit County, State of Utah, to-wit:

A tract of land in fee situate in the SE1/4SW1/4 Section 28, T. 1 S., R. 1 W., S.L.B. & M. The boundaries of said tract of land are described as follows:

Beginning at a point 940.00 feet West and 53.00 feet North from the South Quarter Corner of said Section 28 said point is also approximately 69.36 feet perpendicularly distant northerly from the control line of said project opposite engineer station 715+98.24; and running thence West 50.00 feet along a line parallel with and 53.00 feet perpendicularly distant northerly from the southerly line of said section to a point 69.35 feet perpendicularly distant northerly from said control line; thence North 241.00 feet; thence East 50.00 feet; thence South 241.00 feet to the point of beginning. The above described parcel contains 12,050 square feet or 0.277 acres in area, more or less.

(Note Rotate all bearing in the above description 00°07'58" counter-clockwise to obtain highway bearings.)

Continued on Page 2
UDOT RW-05UD (12-01-03)

RESERVING THEREFROM UNTO GRANTOR and it's assigns a perpetual easement upon part of an entire tract of property, in the SE1/4SW1/4 Section 28, T. 1 S., R. 1 W., S.L.B. & M. in Salt Lake County, Utah for the purpose of maintaining and continuing the existence of existing cut and/or fill slopes, utilities, or appurtenant parts incidental to the roadway. The Easement shall run with the Real Property and shall be binding upon the Grantee and the Grantees successors, heirs and assigns. Grantee shall have the right to landscape said easement area. The boundaries of said perpetual easement are described as follows:

PARCEL 64:E

Beginning at a point 940.00 feet West and 53.00 feet North from the South Quarter Corner of said Section 28 said point is also approximately 69.36 feet perpendicularly distant northerly from the control line of said project opposite engineer station 715+98.24; and running thence West 50.00 feet along a line parallel with and 53.00 feet perpendicularly distant northerly from the southerly line of said section to a point 69.35 feet perpendicularly distant northerly from said control line; thence North 7.00 feet; thence East 50.00 feet; thence South 7.00 feet to the point of beginning. The above described parcel contains 350 square feet or 0.008 acres in area, more or less.

(Note Rotate all bearing in the above description 00°07'58" counter-clockwise to obtain highway bearings.)

Signs, Billboards, outdoor Advertising structures, or advertising of any kind as defined in Title 23 United States Code, Section 131, shall not be erected, displayed, placed or maintained upon or within this tract, EXCEPT signs to advertise the sale, hire or lease of this tract or the principal activities conducted on this land.

The grantor reserves rights to use the abutting state property for highway purposes and excludes from this grant any rights to air, light, view and visibility over and across the abutting state property. The Grantee is hereby advised that due to present or future construction on the adjacent highway including but not limited to excavation, embankment, structures, poles, signs, walls, fences and all other activities related to highway construction or which may be permitted within the Highway Right of Way that air, light, view and visibility may be restricted or obstructed on the above described property.

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Together with and subject to any and all easements, rights of way and restrictions appearing of record or enforceable in law and equity.

Junkyards, as defined in Title 23 United States Code, Section 136, shall not be established or maintained on the above described tracts of lands.

IN WITNESS WHEREOF, said UTAH DEPARTMENT OF TRANSPORTATION has caused this instrument to be executed this 3rd day of July, A.D. 20 18, by its Director of Right of Way.

STATE OF UTAH) UTAH DEPARTMENT OF TRANSPORTATION
) ss.
COUNTY OF SALT LAKE) By Charles A. Stovment
 Director of Right of Way

On the date first above written personally appeared before me, Charles A. Stovment who, being by me duly sworn, did say that he is the Director of Right of Way, and he further acknowledged to me that said instrument was signed by him in behalf of said UTAH DEPARTMENT OF TRANSPORTATION.

WITNESS my hand and official stamp the date in this certificate first above written.

[Signature]
Notary Public

