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To  
State Land Commission  
State Capital  
Salt Lake City, 1st  
Floor

BOOK 822 PAGE 271-2  
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13676 D1038

# Warranty Deed

(CONTROLLED ACCESS)

15-6:378:A

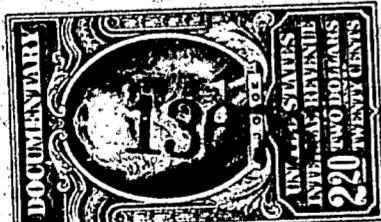
Owen Halliday, single, grantor  
of Pleasant Grove, County of Utah, State of Utah,  
hereby conveys and warrants in fee simple to the STATE ROAD COMMISSION OF UTAH,  
Grantee for the sum of Four thousand five hundred ten and no/100-----Dollars,  
the following described tract of land in Utah, County, State of Utah, to-wit:

A tract of land for highway known as Project No. 15-6 situated in the NE $\frac{1}{4}$  of Section 31, T. 5 S., R. 2 E., S.L.M. Said tract of land is contained within two side lines parallel to and at distances of 125.0 ft. northeasterly and 125.0 ft. southwesterly from the center line of survey of said project. Said center line is described as follows:

Beginning at the intersection of the west boundary line of the grantors land and said center line of survey which point is 732.7 ft. west along the north line of said Section 31 and approximately 1284 ft. S.  $49^{\circ} 52' 10''$  E. along said center line of survey, from the  $N\frac{1}{4}$  corner of said Section 31; thence S.  $49^{\circ} 52' 10''$  E. 875 ft., more or less, to the intersection of said center line of survey and the center line of an east-west county road as shown on the official map of said project on file in the office of the State Road Commission of Utah. Above described tract of land contains 4.74 acres, more or less, of which 0.23 acre, more or less, is now occupied by the existing county road. Balance 4.51 acres, more or less.

The grantor also hereby grant to the grantee permission to locate and construct within the grantors land and outside the limits of the highway right of way, all irrigation and/or waste water ditches made necessary by the construction of said project. After the above described ditches are constructed, the grantee is thereafter relieved of all responsibility for the maintenance of said ditches.

Any and all water rights pertaining to the above described land are hereby reserved by the grantor and the grantee shall not be liable for any water assessment now due or which shall become due.



To enable the grantee to construct and maintain a public highway as a.....freeway.....  
....., as contemplated by Chapter 63, Laws of Utah, 1945, the grantor.....  
hereby release..... and relinquish..... to the grantee any and all rights or easements appurtenant to  
the grantors remaining property by reason of the location thereof with reference to said highway,  
including, without limiting the foregoing, all rights of ingress to or egress from the grantors remain-  
ing property contiguous to the lands hereby conveyed, to or from said highway. ~~EXCEPTION~~  
and reserving to the grantor....., .....successors or assigns, the right of access to the nearest  
roadway of said highway over and across..... right of way line..... for  
..... foot section....., which said section..... center..... to..... point  
directly opposite Highway Engineer's Station.....

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WITNESS, the hand..... of said grantor....., this..... 21st..... day of  
July,....., A. D. 19. 59

Signed in the presence of: *Owen Halliday*

STATE OF UTAH }  
County of Utah } ss.

On the..... 21st..... day of..... July....., A. D. 19. 59., personally  
appeared before me..... *Owen Halliday, single.*.....  
the signer..... of the within instrument, who duly acknowledged to me that..... he..... executed  
the same.

My Commission expires..... 4-12-63.....

Notary Public

Form RW-3

Prepared by J.G.W., 2/4/59

THELMA VEST, SHURTWAITE  
UTAH COUNTY RECORDER  
Owen Halliday, single  
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