

MAIL TAX NOTICE TO:
Grant Alexander Calder
5116 South Cottonwood Lane
HOLLADAY, UT 84117
WTIA File #: 17024F

14314953 B: 11533 P: 1908 Total Pages: 2
11/18/2024 01:43 PM By: dkilpack Fees: \$40.00
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: WASATCH TITLE INSURANCE AGENCY, LLC
3980 SOUTH 700 EASTSALT LAKE CITY, UT 84107

WARRANTY DEED

Grant A. Calder and Jamie A. Calder

Grantor,

City of **HOLLADAY**, County of **SALT LAKE**, State of **UT** hereby **CONVEY** and **WARRANTY** to

Grant Alexander Calder and Jamie Calder, Husband and Wife as Joint Tenants


Grantee,

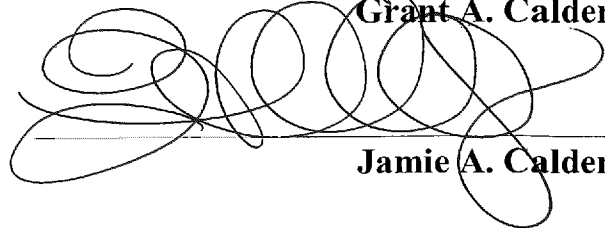
City of **HOLLADAY**, County of **SALT LAKE**, State of **Utah**, for the sum of **TEN DOLLARS** and other good and valuable consideration, the following tract of land in **SALT LAKE** County, State of **Utah**, to-wit

See Attached Exhibit "A"

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to **2024** taxes and thereafter.

WITNESS the hand of said grantor, this **13th** day of **November, 2024**.

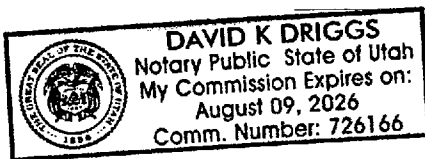


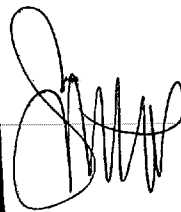
Grant A. Calder


Jamie A. Calder

STATE OF **Utah**)
) :ss
COUNTY OF **SALT LAKE**)

On the **13th** day of **November, 2024**, personally appeared before me Grant A. Calder and Jamie A. Calder, the signer(s) of the within instrument, who duly acknowledged to me that **he/she/they** executed the same.


DAVID K DRIGGS
Notary Public State of Utah
My Commission Expires on:
August 09, 2026
Comm. Number: 726166



Notary Public

EXHIBIT A

Beginning at a point which is 438.846 feet South and 598.863 feet West and 152.06 feet South 76°12' East from the Center of Section 10, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 17°34'29" East 217.42 feet; thence South 03°14'10" East 35.99 feet to a point on a 225.0 foot radius curve to the right whose center bears South 52°27'33" East; thence Northeasterly along the arc of said curve 262.65 feet to a point of tangency; thence North 14°24' East 185.02 feet; thence North 75°36' West 139.29 feet; thence South 24°10' West 102.50 feet; thence North 76°12' West 176.32 feet to the point of Beginning.

Together with a non-exclusive right of way over the following described tract of land; a 50 foot right of way, the center line of which is described as follows: Beginning North 1377.551 feet and East 243.769 feet and North 21°13'30" East 166.21 feet from the South Quarter corner of Section 10, Township 2 South, Range 1 East, Salt Lake Base and Meridian; thence North 75°36' West 678.09 feet; thence clockwise around a curve having a 97.00 foot radius 108.81 feet and whose chord bears North 43°28' West 103.18 feet; thence clockwise around a curve having a 97.00 foot radius 43.56 feet and whose chord bears North 01°32' East 43.20 feet; thence North 14°24' East 70.00 feet; thence clockwise around a curve having a 225.00 foot radius 353.43 feet and whose chord bears North 59°24' East 318.20 feet; thence South 75°36' East 88.85 feet; thence South 75°36' East 508.16 feet to the West line of Cottonwood Lane and end of right of way.

Excepting therefrom the following: Beginning at a point which is 438.846 feet South, 598.863 feet West, 152.04 feet South 76°12' East 131.06 feet South 17°34'29" East of the Center of Section 10, Township 2 South, Range 1 East, Salt Lake Base and Meridian and running thence South 17°34'29" East 86.36 feet; thence South 03°14'10" East 35.99 feet to a point on a 225.0 foot radius curve to the right whose center bears South 52°27'33" East; thence Northeasterly along the arc of said curve 10.27 feet; thence North 03°14'10" West 72.73 feet; thence North 38°57'48" West 48.42 feet to the point of Beginning.

Also excepting therefrom the following: Beginning at a point which is 438.846 feet South and 598.863 feet West and 152.06 feet South 76°12' East from the center of Section 10, Township 2 South, Range 1 East, Salt Lake Base and Meridian, and running thence South 42°39'51" East 208.54 feet to a point on a 250.0 foot radius curve to the left whose center bears South 24°47' East; thence South 56°26'38" West 83.07 feet along the long chord of said curve; thence North 03°14'10" West 36.74 feet; thence North 38°57'48" West 48.42 feet; thence North 17°34'29" West 131.06 feet to the point of Beginning.

Parcel No.: 22-10-330-043