



ENT 45923:2009 P6 1 of 4
RANDALL A. COVINGTON
UTAH COUNTY RECORDER
2009 Apr 28 4:11 pm FEE 19.00 BY SS
RECORDED FOR PROVO LAND TITLE COMPANY

WARRANTY DEED

BURKE J. CLOWARD and DOROTHY CLOWARD

GRANTOR(S) for and in *consideration of the sum of Ten and no/100 Dollars (\$10.00), and other good and valuable consideration* in hand paid by

**BURKE J. CLOWARD AND DOROTHY D. CLOWARD TRUSTEES OF THE
BURKE AND DOROTHY CLOWARD FAMILY TRUST DATED THE 16TH DAY OF APRIL 2007**

GRANTEE(S), of **670 NORTH Cloward Way, Elkridge, UT 84651**

hereby CONVEYS AND WARRANTS unto said GRANTEE(S), the following lands lying in UTAH County, Utah:

See attached Exhibit "A"

TOGETHER WITH all rights, privileges and appurtenances belonging or in anywise appertaining thereto, being subject, however, to easements, rights of way, restrictions, etc., of record.

WITNESS our hands on this ²² day of ^{April}, 2009

Burke J. Cloward
BURKE J. CLOWARD

Dorothy D. Cloward
DOROTHY CLOWARD

File # 47516

State of Utah)
 :SS
County of Utah)

On this 22nd day of April, 2009 before me, a notary public, personally appeared **BURKE J. CLOWARD and DOROTHY CLOWARD** personally known to me to be the person(s) whose name(s) is (are) subscribed to on this instrument, and acknowledge that they executed the same.

 Notary Public

Commission Expiration:
Residing in:

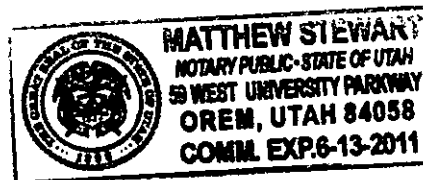


EXHIBIT A

Parcel #1

BEGINNING AT A POINT WEST 123.26 FEET AND SOUTH 0.63 FEET FROM THE NORTH QUARTER CORNER OF SECTION 26, TOWNSHIP 9 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN; THENCE S 89°42'40" W 140.89 FEET; THENCE S 18°41'02" E 170.57 FEET; THENCE N 89°58'31" W 200.37 FEET; THENCE N 18°41'02" W 169.20 FEET; THENCE S 89°41'08" W 505.11 FEET; THENCE ALONG A 708.59 FOOT RADIUS CURVE TO THE RIGHT 149.32 FEET (CHORD BEARS N 07°11'04" E 149.04 FEET); THENCE N 13°19'18" E 224.07 FEET; THENCE ALONG A 491.94 FOOT RADIUS CURVE TO THE LEFT 214.69 FEET (CHORD BEARS N 00°49'11" E 212.99 FEET); THENCE ALONG A 1035.30 FOOT RADIUS CURVE TO THE LEFT 69.53 FEET (CHORD BEARS N 13°24'48" W 69.52 FEET); THENCE N 70°14'23" E 270.81 FEET; THENCE ALONG A 409.24 FOOT RADIUS CURVE TO THE RIGHT 216.87 FEET (CHORD BEARS N 85°25'16" E 214.34 FEET); THENCE S 79°23'51" E 261.59 FEET; THENCE ALONG A 1303.85 FOOT RADIUS CURVE TO THE LEFT 182.42 FEET (CHORD BEARS S 83°21'57" E 182.27 FEET); THENCE S 00°26'23" E 593.94 FEET; THENCE ALONG A 372.00 FOOT RADIUS CURVE TO THE LEFT 134.85 FEET (CHORD BEARS N 66°45'50" W 134.11 FEET); THENCE S 00°17'20" E 140.28 FEET TO THE POINT OF BEGINNING.

CONTAINING 673535.92 SQUARE FEET OR 15.46 ACRES

COURTESY RECORDING

This document is being recorded solely as a courtesy and as an accommodation only to the parties named therein. Provo Land Title Co. hereby expressly disclaims any responsibility or liability for the accuracy thereof.

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Exhibit "A"

Parcel #2

271 North University Avenue, Provo, Utah, Beneficial Building:

1141-64
PTN LOT 7
BLK 89

Commencing 137.83 feet South from the Northeast corner of Block 89, Plat "A", Provo City Survey of Building Lots; thence North 21.00 feet to the South side of a division wall 12 inches thick and 83.00 feet long and one story high; thence West and along said division wall 100.00 feet; thence South 21.00 feet; thence East 100.00 feet to beginning.

Together with an undivided one half interest in the above described wall which shall constitute an easement of support therein, the same to be a party wall and an integral part of the real property herein.

Also, together with and subject to a right of way over the following:

Commencing at the Northwest corner of Lot 6, Block 89, Plat "A", Provo City Survey of Building Lots; thence East 10.0 feet; thence South 116.83 feet; thence East 89.44 feet; thence South 16.00 feet; thence West 99.44 feet; thence North 132.83 feet to beginning.

45 West 300 North, Provo, Utah, Prudential Building:

1141-64
PTN LOT 8
BLK 89

Commencing at the Northwest corner of Lot 6, Block 89, Plat "A", Provo City Survey of Building Lots, thence East 49.5 feet; thence South 66 feet; thence East 66.94 feet; thence South 49.83 feet; thence West 17 feet; thence South 16 feet; thence West 99.44 feet; thence North 131.83 feet to the place of beginning.

Together with and subject to a Right of Way over the West 10 feet and the South 16 feet of the above described property.

ENT57102:2015 PG 1 of 6
Jeffery Smith
Utah County Recorder
2015 Jun 29 09:49 AM FEE 36.00 BY CLS
RECORDED FOR Bennett TueUler Johnson and D
ELECTRONICALLY RECORDED

ORDER REFORMING DEEDS
(Cover Page for recording purposes only)

The Order of Court is stated below:

Dated: May 13, 2015
05:33:14 PM

/s/ JENNIFER A. BROWN
District Court Judge



Michael B. Giles (12521)
BENNETT TUELLER JOHNSON & DEERE
Attorneys for Petitioners
3165 East Millrock Drive, Suite 500
Salt Lake City, UT 84121
(801) 438-2000

I CERTIFY THAT THIS IS A TRUE COPY OF
AN ORIGINAL DOCUMENT ON FILE IN THE
FOURTH JUDICIAL DISTRICT COURT, UTAH
COUNTY, STATE OF UTAH.

DATE: 6-26-15

DEPUTY COURT CLERK



**IN THE FOURTH JUDICIAL DISTRICT COURT
FOR UTAH COUNTY, UTAH**

IN THE MATTER OF:

THE BURKE AND DOROTHY
CLOWARD DEED

ORDER

REFORMING DEEDS

Case No. 153400122
Judge: Jennifer A. Brown

This matter came before the court on March 27, 2015. No objections to the Petition for Order Reforming Deeds were filed. The court HEREBY FINDS AND ORDERS AS FOLLOWS:

1. The Court has subject matter jurisdiction with respect to this matter pursuant to Utah Code Ann. § 75-7-203.
2. The Court has personal jurisdiction over all interested parties, including the Trustees, beneficiaries of the Trust, and all Interested Property Owners because they are all located within the State of Utah. See Utah Code Annotated § 75-7-202.
3. Venue in this Court is proper pursuant to Utah Code Annotated § 75-7-205 because the principal place of administration (as determined under Utah Code Ann. § 75-7-107(4)(b)) of the Trust, the subject properties, and the Clowards' estates are in this county.

4. Notice of this proceeding is required to be given or waived as provided in Utah Code Ann. § 75-7-109 and Rule 5 of the Utah Rules of Civil Procedure.

5. The Funding Deed, recorded as Entry No. 45923-2009 on April 22, 2009, is reformed to include the following Parcels on Exhibit A of the Funding Deed:

a. Parcel No. 22-023-0036, further described as: COMMENCING SOUTH 863.310 FEET AND EAST 1094.890 FEET FROM THE WEST QUARTER OF SECTION 7, TOWNSHIP 7 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 0 DEG. 1'22" EAST 205.00 FEET; THENCE SOUTH 89 DEG. 36'28" WEST 10.00 FEET; THENCE NORTH 0 DEG. 1'22" EAST 326.752 FEET TO THE SOUTH LINE OF RAILROAD RIGHT OF WAY; THENCE SOUTH 50 DEG. 16'46" EAST 14.241 FEET; THENCE SOUTHEASTERLY ON A CURVE TO THE RIGHT HAVING A RADIUS OF 3117.88 FEET A DISTANCE OF 259.725 FEET (CHORD BEARS SOUTH 51 DEG. 22'22" EAST 259.85 FEET) ALONG SAID RIGHT OF WAY; THENCE SOUTH 0 DEG. 1'48" EAST 159.900 FEET; THENCE SOUTH 89 DEG. 41'40" WEST 2.523 FEET; THENCE SOUTH 0 DEG. 1'48" EAST 199.210 FEET; THENCE SOUTH 89 DEG. 36'28" WEST 201.680 FEET TO THE PLACE OF BEGINNING.

b. Parcel No. 22-023-0037, further described as: commencing at a point located east 942.20 feet and north 1796.35 feet from the southwest corner of section 7, township 7 south, range 3 east, salt lake base and meridian; thence north 00 deg. 01'22" east, 603.75 feet; thence along a fence line running south 55 deg. 32'27" east 41.51 feet; thence south 55 deg. 35'22" east 69.05 feet; thence south 55 deg. 08'40" east 28.99 feet; thence south 00 deg. 01'22" west 523.58 feet; thence south 89 deg. 28'04" west 115.00 feet to the point of beginning.

c. Parcel No. 65-251-0002, further described as: Lot 2, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.

d. Parcel No. 65-251-0003, further described as: Lot 3, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.

e. Parcel No. 65-251-0004, further described as: Lot 4, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.

- f. Parcel No. 65-251-0005, further described as: Lot 5, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- g. Parcel No. 65-251-0006, further described as: Lot 6, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- h. Parcel No. 65-251-0007, further described as: Lot 7, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- i. Parcel No. 65-251-0008, further described as: Lot 8, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- j. Parcel No. 65-251-0009, further described as: Lot 9, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- k. Parcel No. 65-251-0010, further described as: Lot 10, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- l. Parcel No. 65-251-0011, further described as: Lot 11, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- m. Parcel No. 65-251-0012, further described as: Lot 12, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- n. Parcel No. 65-251-0014, further described as: Lot 14, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- o. Parcel No. 65-251-0015, further described as: Lot 15, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.
- p. Parcel No. 65-251-0016, further described as: Lot 16, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file

in the office of the Recorder, Utah County, Utah.

q. Parcel No. 65-251-0017, further described as: Lot 17, Plat "A", Cloward Estates Subdivision, Elk Ridge, Utah County, Utah, according to the official plat thereof on file in the office of the Recorder, Utah County, Utah.

6. Interested Property Owners that took title to any property affected by paragraph 5 of this Order either directly from Dorothy or from the estates of Burke and Dorothy through Petitioners as Personal Representatives, are reformed to include the appropriate Trustees of the Trust as proper grantors as follows:

a. The deed dated July 9, 2009, regarding Parcels 22-023-0036 and 22-023-0037 and recorded as Entry Number 92511-2009 in the Utah County Recorder's Office is reformed to add, as Grantors with the Clowards, "Burke J. Cloward and Dorothy Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

b. The deed dated June 16, 2010, regarding Parcel No. 22-023-0041 and recorded as Entry Number 55597-2010 in the Utah County Recorder's Office is reformed to add, as Grantors with the Clowards, "Burke J. Cloward and Dorothy Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

c. The deed dated November 19, 2013, regarding Parcel No. 22-023-0043 and recorded as Entry Number 107050-2013 in the Utah County Recorder's Office is reformed to add, as Grantors with the personal representatives of the estates of Burke J. Cloward and Dorothy D. Cloward, "Matt Stewart and Craig Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

d. The deed dated December 28, 2010, regarding Parcel No. 65-251-0006 and recorded as Entry No. 4817-2011 in the Utah County Recorder's Office is reformed to add, as Grantor with Dorothy D. Cloward, "Dorothy Cloward, Trustee of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

e. The deed dated December 28, 2010, regarding Parcel No. 65-251-0009 and recorded as Entry No. 4817-2011 in the Utah County Recorder's Office is reformed to add, as Grantor with Dorothy D. Cloward, "Dorothy Cloward, Trustee of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

f. The deed dated June 14, 2012, regarding Parcel Nos. 65-251-0002, 65-251-0011 and 65-251-0017 recorded as Entry No. 50847-2012 in the Utah County Recorder's Office is

reformed to add, as Grantors with the personal representatives of the estates of Burke J. Cloward and Dorothy D. Cloward, "Matt Stewart and Craig Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

g. The deed dated June 14, 2012, regarding Parcel Nos. 65-251-0003, 65-251-0012 and 65-251-0016 recorded as Entry No. 50846-2012 in the Utah County Recorder's Office is reformed to add, as Grantors with the personal representatives of the estates of Burke J. Cloward and Dorothy D. Cloward, "Matt Stewart and Craig Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

h. The deed dated June 14, 2012, regarding Parcel Nos. 65-251-0004 and 65-251-0015 recorded as Entry No. 50848-2012 in the Utah County Recorder's Office is reformed to add, as Grantors with the personal representatives of the estates of Burke J. Cloward and Dorothy D. Cloward, "Matt Stewart and Craig Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007";

i. The deed dated March 29, 2013, regarding Parcel Nos. 65-251-0005 and 65-251-0010 recorded as Entry No. 38663-2013 in the Utah County Recorder's Office is reformed to add, as Grantors with the personal representatives of the estates of Burke J. Cloward and Dorothy D. Cloward, "Matt Stewart and Craig Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007"; and

j. The deed dated June 14, 2012, regarding Parcel Nos. 65-251-0007, 65-251-0008 and 65-251-0014 recorded as Entry No. 51715-2012 in the Utah County Recorder's Office is reformed to add, as Grantors with the personal representatives of the estates of Burke J. Cloward and Dorothy D. Cloward, "Matt Stewart and Craig Cloward as Trustees of the Burke and Dorothy Cloward Trust u/a/d April 16, 2007".

7. The parcels that are currently titled in Burke's and Dorothy's names, by virtue of the recording this order, are titled in the name of the 2007 trust and any future conveyances from such trust will be by the Trustees.

HEREBY ENTERED BY THE COURT
EFFECTIVE ON THE DATE WHEN THE COURT STAMP IS AFFIXED
TO THE FIRST PAGE OF THIS DOCUMENT