

Prepared By:
Linda M. Sortor

After Recording Return To:
1771 South 2000 East
Naples, Utah 84078-9128

Entry 2022007348
Book 1796 Pages 717-719 \$40.00
26-SEP-22 12:59
BRENDA McDONALD
RECORDER, UTAH COUNTY, UTAH
LINDA SORTOR
1771 S 2000 E NAPLES UT 84078
Rec By: TONYA WILSON, DEPUTY

Entry 2022007348
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SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On 09.26.2022 THE GRANTOR(S),

- Thomas Alan Wood and Elaine Mikesell Wood, a married couple

for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Linda Marie Sortor and David W. Sortor, a married couple, residing at 6720 South 100 East, Midvale, Salt Lake County, Utah 84047

JTS (LMS)

The following described real estate, situated in Naples, in the County of Uintah, State of Utah

Legal Description:

BEGINNING AT A POINT THAT IS N 2°24'19" W ALONG THE NORTH-SOUTH QUARTER SECTION LINE 1070.00 FEET FROM THE CENTER QUARTER CORNER OF SECTION 31, T4S, R22E, SLB&M; THENCE N 87°15'21" E PARALLEL TO THE EAST-WEST QUARTER SECTION LINE 199.50 FEET TO AN EXISTING FENCE; THENCE ALONG SAID FENCE LINE TO THE FOLLOWING: N 11°17'08" W 22.15 FEET; THENCE N 5°55'08" W 23.72 FEET; THENCE N 20°31'36" E 210.12 FEET; THENCE N 6°14'01" W 99 FEET MORE OR LESS TO AN EXISTING BOUNDARY FENCE LINE THAT WAS ESTABLISHED PRIOR TO 1928 BY THE THEN CONTIGUOUS LAND OWNERS JAMES RICHARDSON AND GEORGE A. NASH; THENCE WEST ALONG SAID BOUNDARY FENCE LINE 270 FEET, MORE OR LESS, TO THE NORTH-SOUTH QUARTER SECTION LINE; THENCE SOUTH ALONG THE SAID NORTH-SOUTH QUARTER SECTION LINE 338.4 FEET MORE OR LESS TO THE POINT OF BEGINNING

Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs

and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

EXCEPTING AND RESERVING unto Grantor(s) a life estate interest in the above described real estate on the terms listed below.

TERMS OF LIFE ESTATE

Grantor shall retain the right to use, occupy and possess the real estate described herein for the remainder of the Grantor's life. Grantor shall have full power to use and dispose of the entire distributable income from said real property and shall be responsible for payment of real estate taxes thereon. The life tenant shall have the right to execute leases, geophysical exploration agreements, and perpetual easements and grants of right of way shall be binding upon the remainder estate. The life tenant shall receive all royalties, rents, leases, geophysical exploration, easement, and right of way payments paid on account of the land during his lifetime. Grantor may commit waste on the premises if he desires to do so.

Tax Parcel Number: 05-131-0020 SWNE

Mail Tax Statements To:
Linda M Sortor
6720 South 100 East
Midvale, Utah 84047

[SIGNATURE PAGE FOLLOWS]

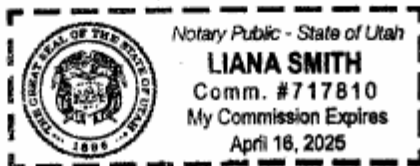
Grantor Signatures:

DATED: 26, September, 2022 DATED: 26, September, 2022

<u>Thomas A. Wood</u>	<u>Elaine M. Wood</u>
Thomas Alan Wood	Elaine Mikesell Wood
1771 S 2000 E	1771 S 2000 E
Naples, Utah	Naples, Utah
84078-9128	84078-9128

STATE OF UTAH, COUNTY OF UTAH, ss:

This instrument was acknowledged before me on this 26 day of September, 2022
by Thomas Alan Wood and Elaine Mikesell Wood, proved on the basis of satisfactory
evidence to be the person(s) whose name(s) subscribed to this instrument and acknowledged
(he/she/they) executed the same. Witness my hand and official seal.



Liana Smith
Notary Public
Teller

Title (and Rank)

My commission expires April 16, 2025