

Mail Tax Notice to:
2920 South 925 West
Post Office Box 1458
Ogden, UT 84401



EH 2193459 PG 1 OF 1
DOUG CROFTS, WEBER COUNTY RECORDER
13-JUL-06 445 PM FEE \$10.00 DEP JKC
REC FOR: RICHARDS LAW FIRM

WARRANTY DEED

WADMAN INVESTMENTS

of **OGDEN**, County of **WEBER**, State of **Utah**,
Grantor

hereby WARRANTS to
WADMAN INVESTMENTS, L.L.C., a Utah Limited Liability Company,

of **OGDEN**, County of **WEBER**, State of **Utah**,
Grantee

for the sum of
A VALUABLE CONSIDERATION
the following described tract of land in **WEBER** County,
State of Utah, to wit:

Serial Number 14-037-0016 *AM*

PART OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT SOUTH 89D31'50" EAST 459.11 FEET AND SOUTH 43D24' WEST 139.38 FEET AND SOUTH 46D36' EAST 156.4 FEET AND SOUTH 0D02' WEST 593.39 FEET FROM THE NORTHWEST CORNER OF SAID QUARTER SECTION, AND RUNNING THENCE SOUTH 0D02' WEST 144 FEET, THENCE ALONG THE ARC OF A 189.20 FOOT RADIUS CURVE TO THE LEFT 82 FEET, THENCE NORTH 89D58'30" WEST 129 FEET, THENCE NORTH 0D02' EAST 60 FEET, THENCE SOUTH 89D31'50" EAST 168.69 FEET, THENCE NORTH 0D09'15" EAST 66.90 FEET, THENCE SOUTH 89D31'50" EAST 34.61 FEET TO THE POINT OF BEGINNING. EXCEPTING THEREFROM ANY PORTION OF DESCRIBED PROPERTY WITHIN WADMAN DRIVE (BK 60 PG 84). TOGETHER WITH AND SUBJECT TO A RIGHT OF WAY FOR INGRESS AND EGRESS TO THE ABOVE LANDS AND ADJOINING LANDS HERETOFORE BELONGING TO THE GRANTOR AND OR GRANTEE AND SUCH OTHER PERSONS OR PARTIES TO WHOM THEY MAY HAVE CONVEYED OR TO WHOM THEY OR EITHER OF THEM, MAY HEREAFTER CONVEY SUCH ADJOINING PREMISES OR ANY PART THEREOF, WHICH RIGHT OF WAY IS 17 FEET WIDE THROUGHOUT ITS ENTIRE LENGTH AND ADJOINS AND LIES TO THE WEST OF THE FOLLOWING DESCRIBED LAND TO-WIT: BEGINNING AT A POINT ON THE EAST LINE OF THE STATE HIGHWAY, SOUTH 89D31'50" EAST 459.11 FEET AND SOUTH 43D24' WEST 139.38 FEET FROM THE NORTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 31, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY, AND RUNNING THENCE SOUTH 46D36' EAST 156.40 FEET, THENCE SOUTH 0D02' WEST 843.14 FEET. SUBJECT TO A 60 FOOT RIGHT OF WAY 30 FEET EITHER SIDE OF THE FOLLOWING CENTERLINES: BEGINNING AT A POINT SOUTH 89D02' EAST 906.29 FEET AND NORTH 0D58' EAST 35.00 FEET FROM THE INTERSECTION OF PENNSYLVANIA AVENUE AND KERSHAW STREET, RUNNING THENCE NORTH 0D58' EAST 613.15 FEET, THENCE ALONG THE ARC OF A 316.28 FOOT RADIUS CURVE TO THE LEFT 193.71 FEET, THENCE NORTH 34D07'30" WEST 528.28 FEET, THENCE ALONG THE ARC OF A 189.20 FOOT RADIUS CURVE TO THE LEFT 184.43 FEET, THENCE NORTH 89D58'30" WEST 376.44 FEET TO THE EAST LINE OF PENNSYLVANIA AVENUE. ALSO: BEGINNING NORTH 0D02' EAST 548.95 FEET AND SOUTH 89D02' EAST 33.00 FEET, RUNNING THENCE SOUTH 89D02' EAST 852.23 FEET. ALSO SUBJECT TO A 50 FOOT RIGHT OF WAY 25 FEET EITHER SIDE OF THE FOLLOWING CENTERLINE: BEGINNING AT A POINT NORTH 0D02' EAST 1333.64 FEET, NORTHEASTERLY ALONG THE ARC OF A 1148.00 FOOT RADIUS CURVE TO THE RIGHT 2.21 FEET AND SOUTH 89D58'30" EAST 467.53 FEET FROM THE INTERSECTION OF PENNSYLVANIA AVENUE AND KERSHAW STREET, RUNNING THENCE NORTH 0D09'15" EAST TO THE STATE ROAD COMMISSION PROPERTY (1156-856)

Witness the hand of said Grantor, this 11 day of July, A.D. two thousand six.

[Signature]
V. JAY WADMAN, General Partner
WADMAN INVESTMENTS

STATE OF UTAH }

} ss.

County of WEBER }

On the 11 day of July, A.D. two thousand six personally appeared before me V. JAY WADMAN, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same as the General Partner of WADMAN INVESTMENTS.

My commission expires: 10-7-8

Notary Public *[Signature]*
Address: Ogden, UT

