



W2307357

E# 2307357 PG 1 OF 2
ERNEST D ROWLEY, WEBER COUNTY RECORDER
28-NOV-07 439 PM FEE \$15.00 DEP SGC
REC FOR: RICHARDS LAW FIRM

Mail tax notice to:
Grantee
1659 North 400 East
North Ogden, UT 84414

WARRANTY DEED

LEOLA B. CEVERING, a single woman

Grantor

of NORTH OGDEN, County of WEBER, State of Utah,
hereby WARRANTS to

CEVERING FAMILY PROPERTIES, L.L.C., a Utah Limited Liability Company,

Grantee

of NORTH OGDEN, County of WEBER, State of Utah
for the sum of

A VALUABLE CONSIDERATION

the following described tract of land in WEBER County, State of Utah, to wit:

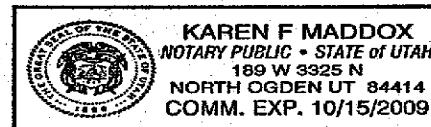
Property Tax I.D. 11-014-0001 ✓

SEE ATTACHED EXHIBIT A.

Witness the hand of said Grantor, this 28th day of November, A.D. two thousand seven.

Leola B. Cevering
LEOLA B. CEVERING

STATE OF UTAH }
} ss.
County of WEBER }



On the 28th day of November, A.D. two thousand seven personally appeared before me LEOLA B. CEVERING, the signer of the foregoing instrument, who duly acknowledged to me that she executed the same.

My commission expires:

10-15-09

Notary Public Karen F. Maddox
Address: Ogden, Utah

EXHIBIT A

PART OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT 1484.6 FEET NORTH ALONG THE QUARTER SECTION LINE AND 315.8 FEET SOUTH 89D03' EAST ALONG OLD FENCE FROM THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF SAID SECTION 5, AND RUNNING THENCE SOUTH 89D03' EAST 1715.6 FEET ALONG OLD FENCE; THENCE SOUTH 0D48' WEST 122.33 FEET, THENCE NORTH 89D07' WEST 365.0 FEET, THENCE SOUTH 0D48' WEST 120.0 FEET, FEET, THENCE NORTH 89D07' WEST 1350.6 FEET, THENCE NORTH 0D48' EAST 244.46 FEET TO BEGINNING. SUBJECT TO THE FOLLOWING; A PERPETUAL ACCESS ROAD EASEMENT UPON PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE NORTHEAST QUARTER NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, IN WEBER COUNTY, UTAH, THE BOUNDARIES OF SAID PART OF AN ENTIRE TRACT ARE DESCRIBED AS FOLLOWS; BEGINNING IN THE WESTERLY RIGHT OF WAY LINE OF WASHINGTON BOULEVARD AT THE NORTHEAST CORNER OF SAID ENTIRE TRACT, WHICH POINT IS 5.47 FEET NORTH 01D10'36" EAST AND 66.00 FEET NORTH 88D49'24" WEST FROM THE INTERSECTION MONUMENT AT WASHINGTON BOULEVARD AND 1700 NORTH STREET, SAID POINT OF BEGINNING ALSO BEING 1484.6 FEET NORTH AND 1981 FEET SOUTH 89D38' EAST OF THE SOUTHWEST CORNER OF SAID NORTHEAST QUARTER OF SECTION 5, AND RUNNING THENCE SOUTH 01D10'36" WEST 21.72 FEET ALONG SAID WESTERLY RIGHT OF WAY LINE OF WASHINGTON BOULEVARD, THENCE NORTH 88D49'24" WEST 70.00 FEET, THENCE NORTH 01D10'36" EAST 21.72 FEET TO THE NORTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT, THENCE SOUTH 88D49'24" EAST 70.00 FEET ALONG SAID NORTHERLY BOUNDARY LINE TO THE POINT OF BEGINNING. (E# 1939261 2369-198) TOGETHER WITH A PERPETUAL ACCESS ROAD EASEMENT UPON PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE NORTHEAST QUARTER NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, IN WEBER COUNTY, UTAH THE BOUNDARIES OF SAID PART OF AN ENTIRE TRACT ARE DESCRIBED AS FOLLOWS; BEGINNING ON THE WEST RIGHT OF WAY LINE OF WASHINGTON BOULEVARD AT THE SOUTHEAST CORNER OF SAID ENTIRE TRACT WHICH POINT IS 5.47 FEET NORTH 01D10'36" EAST AND 66.00 FEET NORTH 88D49'24" WEST FROM THE INTERSECTION MONUMENT AT WASHINGTON BOULEVARD AND 1700 NORTH STREET, SAID POINT OF BEGINNING ALSO BEING 1484.6 FEET NORTH AND 1981 FEET SOUTH 89D38' EAST OF THE SOUTHWEST CORNER OF SAID NORTHEAST QUARTER OF SECTION 5, AND RUNNING THENCE NORTH 88D49'24" WEST 70.00 FEET ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT THENCE NORTH 01D10'36" EAST 33.28 FEET, THENCE SOUTH 88D49'24" EAST 70.00 FEET TO SAID WESTERLY RIGHT OF WAY LINE OF WASHINGTON BOULEVARD; THENCE SOUTH 01D10'36" WEST 33.28 FEET ALONG SAID WESTERLY RIGHT OF WAY LINE TO THE POINT OF BEGINNING. (E#1950162)