

RETURNED  
SEP 02 2010

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

E 2550418 B 5101 P 79-81  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
09/02/2010 10:30 AM  
FEE \$0.00 Pgs: 3  
DEP RT REC'D FOR FOUNDERS TITLE CO  
- LAYTON

## Quit Claim Deed

Davis County

06-155-0014 pt

Parcel No. 0067:71:STQ  
Project No. SP-0067(1)0

The UTAH DEPARTMENT OF TRANSPORTATION, by its duly appointed Director of Right of Way, Grantor, of Salt Lake City, County of Salt Lake, State of Utah, hereby QUIT CLAIMS to P & M Branch LLP, Grantee, at 2166 West 2425 South, County of Davis, State of Utah, Zip 84087 for the sum of Ten Dollars, and other good and valuable considerations, the following described tract of land in Davis County, State of Utah, to-wit:

A tract of land situate in Lot 7 of the Amended Westside Industrial Park Subdivision, a subdivision in the SE $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 34, T.2N., R.1W., S.L.B.&M. The boundaries of said tract of land are described as follows:

Beginning at the Northeast corner of said Lot 7, which point is 158.10 feet. (48.189m) N.0°44'23"W along the Quarter Section Line, 496.92 feet. (151.461m) N.89°48'31"W and 406.75 feet. (123.977m) N.0°23'18"W from the center of said Section 34 as monumented with a county Brass Cap; and running thence N.89°48'31"W 74.30 feet. (22.648m), more or less, along the northerly line of said Lot 7 to the southeasterly right of way line of a highway known as Project No. 0067; thence S.27°58'47"W 84.77 feet. (25.839m), more or less, along said southeasterly right of way line to a southerly line of said Lot 7; thence S.89°48'31"E 114.58 feet. (34.925m) along said southerly line to the easterly line of said Lot 7; thence N.0°23'18"W 75.00 feet. (22.860m) along said easterly line to the point of beginning. The above described tract of land contains 7,083 square feet, or 0.163 acre, more or less.

(Note: Rotate above bearings 0°03'46" clockwise to equal project bearings.)

## Subject to:

A perpetual easement upon part of an entire tract of property, situate in Lot 7 of the Amended Westside Industrial Park Subdivision, a subdivision in the SE¼NW¼ of Section 34, T. 2 N., R. 1 W., S.L.B. & M., in Davis County, State of Utah, to-wit:

Said part of an entire tract is a strip of land 30.00 feet (9.144m) wide, adjoining the easterly highway right of way line of highway Project No. 0067. The boundaries of said strip of land are described as follows:

Beginning at a point in the north line of said Lot 7, which point is 158.10 feet, (48.189m) N 0°44'23"W along the Quarter Section line, 496.92 feet. (151.461m) N.89°48'31" W 406.75 feet. (123.977m) N.0°23'18" W and 40.39 feet. (12.311m) N.89°48'31" W from the center of said Section 34; and running thence N.89°48'31"W 33.91 feet. (10.336m), more or less, along the northerly line of said Lot 7 to the southeasterly highway right of way line of Utah Department of Transportation Project No. 0067; thence S.27°58'47"W 84.77 feet. (25.839m), more or less, along said southeasterly highway right of way line to the southerly line of said Lot 7; thence S 89°48'31"E 33.91 feet. (10.336m) along said southerly line of said Lot 7; thence N.27°58'47"E 84.77 feet. (25.839m), more or less, to the point of beginning. The above described part of an entire tract contains 2,543 square feet in area or 0.058 acre.

(Note: Rotate above bearings 0°03'46" clockwise to equal project bearings.)

Signs, Billboards, outdoor Advertising structures, or advertising of any kind as defined in 23 United States Code, Section 136, shall not be erected, displayed, placed or maintained upon or within this tract, EXCEPT signs to advertise the sale, hire or lease of this tract or the principal activities conducted on this land.

The grantor reserves rights to use the abutting state property for highway purposes and excludes from this grant any rights to air, light, view and visibility over and across the abutting state property. The Grantee is hereby advised that due to present or future construction on the adjacent highway including but not limited to excavation, embankment, structures, poles, signs, walls, fences and all other activities related to highway construction or which may be permitted within the Highway Right of Way that air, light, view and visibility may be restricted or obstructed on the above described property.

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Together with and subject to any and all easements, rights of way and restrictions appearing of record or enforceable in law and equity.

Junkyards, as defined in 23 United States Code, Section 136, shall not be established or maintained on the above described tracts of lands.

**IN WITNESS WHEREOF**, said UTAH DEPARTMENT OF TRANSPORTATION has caused this instrument to be executed this 19 day of Aug, A.D. 2010, by its Director of Right of Way.

STATE OF UTAH )  
 ) ss.  
COUNTY OF SALT LAKE )

UTAH DEPARTMENT OF TRANSPORTATION  
By [Signature]  
Director of Right of Way

On the date first above written personally appeared before me, Lyle D. McMillan, who, being by me duly sworn, did say that he is the Director of Right of Way, and he further acknowledged to me that said instrument was signed by him in behalf of said UTAH DEPARTMENT OF TRANSPORTATION.

**WITNESS** my hand and official stamp the date in this certificate first above written.

[Signature]  
Notary Public

