



\*W2733714\*

**AFTER RECORDING, RETURN TO:**

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EH 2733714 PG 1 OF 2  
LEANN H KILTS, WEBER COUNTY RECORDER  
04-MAY-15 925 AM FEE \$12.00 DEP TDT  
REC FOR: YORK HOWELL & GUYMON

**Grantee Address:**

114 West 4100 North  
Pleasant View, Utah 84414

Parcel # 12-127-0001

## *Special Warranty Deed*

**RICHARD C. COLEMAN AND KATHRYN H. COLEMAN, as joint tenants,**  
Grantors, of Weber County, State of Utah, hereby convey and warrant to **RCC&K**  
**PROPERTIES LLC, a Utah limited liability company,** Grantee, of Weber County, State of  
Utah, for the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable  
considerations, the following described tract(s) of land in Weber County, State of Utah:

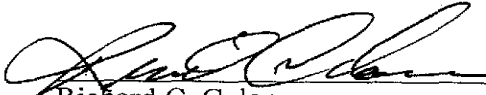
**A TRACT OF LAND SITUATE IN THE SW1/4 OF SECTION 20, T. 6 N., R. 1. W.,  
S.L.B.&M. THE BOUNDARIES OF SAID TRACT OF LAND ARE DESCRIBED  
AS FOLLOWS:**

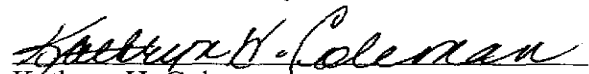
**BEGINNING AT THE INTERSECTION OF THE SOUTHERLY RIGHT OF  
WAY LINE OF 17<sup>TH</sup> SOUTH STREET AND THE WESTERLY RIGHT OF WAY  
LINE OF PINGREE AVENUE, WHICH POINT IS APPROXIMATELY 1706.27  
FEET SOUTH AND 17.02 FEET N. 89°02' W. FROM THE NORTHEAST  
CORNER OF SAID SW1/4; AND RUNNING THENCE N. 89°02' W. 267.15 FEET  
ALONG SAID SOUTHERLY RIGHT OF WAY LINE; THENCE S. 0°58' W. 140  
FEET; THENCE S. 89°02' E. 39.79 FEET; THENCE S. 0°58' W. 10 FEET;  
THENCE S. 89°02' E. 227.37 FEET ALONG SOUTHERLY BOUNDARY LINE  
OF SAID TRACT TO SAID WESTERLY RIGHT OF WAY LINE; THENCE N.  
0°58' E. 150 FEET ALONG SAID WESTERLY RIGHT OF WAY LINE TO THE  
POINT OF BEGINNING. THE ABOVE DESCRIBED TRACT OF LAND  
CONTAINS 0.912 ACRE.**

**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.**

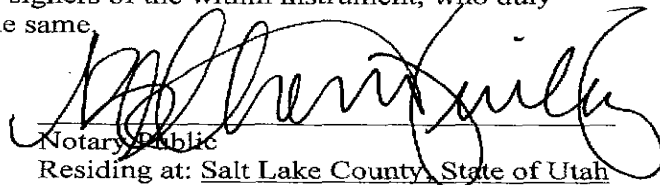
WITNESS the hands of said Grantors as of the 16th day of April, 2015.

  
Richard C. Coleman

  
Kathryn H. Coleman

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

On the 16th day of April, 2015, personally appeared before me Richard C. Coleman and Kathryn H. Coleman, the signers of the within instrument, who duly acknowledged to me that they executed the same.

  
Notary Public

Residing at: Salt Lake County, State of Utah

Property address:  
127 17<sup>th</sup> Street  
Ogden, Utah 84404

