

2
12

AFTER RECORDING, RETURN TO:
David R. York, Esq., CPA
York Howell & Guymon, Attorneys at Law
6405 South 3000 East, Suite 150
Salt Lake City, Utah 84121
Telephone: (801) 527-1040

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



W2733714

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 17TH 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.



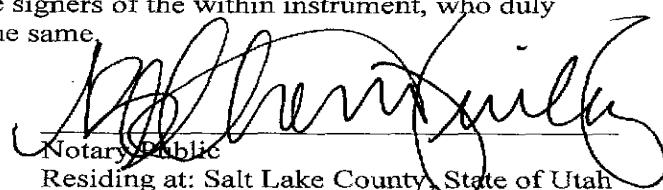
Richard C. Coleman



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 17th Street
Ogden, Utah 84404

