

E 2933909 B 6500 P 644-646  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
04/21/2016 03:02 PM  
FEE \$14.00 Pgs: 3  
DEP RT REC'D FOR MAURICE R BARNES  
& ELLEN N BAR

AFTER RECORDING RETURN TO:

UTAHWILLS.COM  
10808 S. River Front Pkwy. #335  
South Jordan, Utah 84095

### WARRANTY DEED

GRANTOR:

MAURICE R. BARNES & ELLEN N. BARNES FA MILY LIMITED PARTNERSHIP  
who erroneously took title as MAURICE R. BARNES & ELLEN M. BARNES  
FA MILY LIMITED PARTNERSHIP.

GRANTEE:

MAURICE R. BARNES & ELLEN N. BARNES FA MILY LIMITED PARTNERSHIP

GRANTEE'S ADDRESS FOR TAX PURPOSES:

4042 SOUTH SPLENDOR WAY, SALT LAKE CITY, UTAH 84124

DESCRIPTION OF REAL PROPERTY CONVEYED BY THIS DEED:

See Exhibit A attached.

Serial Number: 10-043-0028

FOR GOOD AND SUFFICIENT CONSIDERATION, the above-named Grantor does hereby GRANT and CONVEY, unto the above-named Grantee, the real property above described, together with the appurtenances.

Grantor WARRANTS that Grantor has good right and authority to execute and deliver this deed to the Grantee, and that Grantor is the owner in fee simple of said premises, subject only to those encumbrances of record, if any, which were made, suffered, or assumed by the Grantor.



Exhibit A

Legal Description:

Beginning at a point 289.37 feet South 89°50'40" West along the Section line from the Southeast corner of the Southwest Quarter of Section 18, Township 4 North, Range 1 West, Salt Lake Meridian, in the City of Layton, and running thence North 0°03'50" West 1004.92 feet to a point 350.0 feet South 0°03'50" East of the Southwesterly line of the OSL Railroad Right of Way; thence North 49°35' West 568.61 feet parallel to said Right of Way; thence North 0°03'50" West 350.0 feet to the Southwesterly line of the OSL Railroad Right of Way; thence North 49°31' West 772.64 feet, more or less, along said right of way along a line 50.0 feet perpendicularly distant Southwesterly from the center line thereof; thence Northerly 610.0 feet, more or less, along said Railroad along the arc of a 5779.6 foot radius curve to the right to the North line of said Southwest Quarter; thence West 499.26 feet, more or less, along the North line of said Quarter Section, thence South 34°32'22" East 637.32 feet; thence South 25°20'23" East 201.54 feet; thence South 34°42'00" East 1362.86 feet, thence South 40°20'38" East 122.02 feet; thence South 34°42'00" East 867.31 feet, to the South line of said Section; thence East 162.83 feet, more or less, along said Section line to the point of beginning.

Serial No. 10-043-0028