



W2968098

FORWARD TAX NOTICE TO:
Grantee
111 East Broad Way
Suite 900
Salt Lake City, Utah 84111

E# 2968098 PG 1 OF 3
Leann H. Kilts, WEBER COUNTY RECORDER
04-Mar-19 1136 AM FEE \$17.00 DEP KL
REC FOR: MOUNTAIN VIEW TITLE - OGDEN
ELECTRONICALLY RECORDED

QUIT CLAIM DEED

150200

Petersen Investment II, a Utah General Partnership, who, pursuant to Section 48-3a-1045 of the Utah Revised Uniform Limited Liability Company Act, as amended and Section 48-2e-1145 of the Utah Revised Uniform Limited Partnership Act as amended has been converted into Petersen Investment II, LLC, a Utah Limited Liability Company, hereinafter referred to as Grantor, of Weber County, State of Utah, does hereby Quit Claim to:

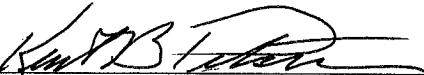
Garff Properties--La Quinta, LLC, a Utah Limited Liability Company

hereinafter referred to as Grantee, of 111 East Broadway--Suite 900--Salt Lake City, Utah 84111, for the sum of Ten Dollars and other good and valuable consideration, the following described real property, located in Weber County, State of Oklahoma. The real property is more particularly described as:

**See Legal Description of Subject Property on attached Exhibit "A".
Weber County, State of Utah, Tax Parcel Numbers 06-016-0076 & 06-016-0120**

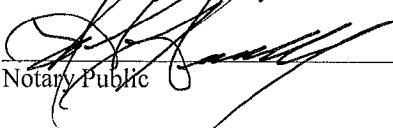
Witness the hand of the Grantor this the 28th day of February 2019

Petersen Investment II, LLC , a Utah Limited Liability Company

by: 
Kent B. Petersen--Manager

State of Utah
County of Weber

On this the 28th day of February 2019, Kent B. Petersen as Manager of Petersen Investment II, LLC, a Utah Limited Liability Company, acknowledged to me that this document was executed by the same, in the capacity stated and in accordance with the terms and conditions of the operating agreement of said limited liability company.


Notary Public

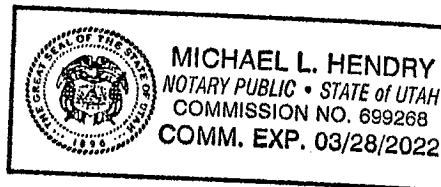


EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, US SURVEY: BEGINNING ON THE NORTH LINE RIVERDALE ROAD, SAID POINT BEING 26.95 FEET SOUTH 0°18'31" WEST AND 1168.0 FEET NORTH 64°15' EAST ALONG THE NORTH LINE OF RIVERDALE ROAD FROM THE SOUTHWEST CORNER OF SAID SECTION 7, SAID POINT ALSO BEING ON THE SOUTHEAST CORNER OF THE PROPERTY CONVEYED TO C C PINGREE BY WARRANTY DEED IN BOOK 402 OF RECORDS PAGE 507, RUNNING THENCE NORTH 64°15' EAST 438.65 FEET ALONG THE NORTH LINE OF RIVERDALE ROAD TO THE WEST LINE OF 900 WEST STREET, THENCE TWO COURSES ALONG SAID WEST LINE AS FOLLOWS: NORTH 0°38'20" EAST 340.34 FEET, AND NORTH 2°33'12" EAST 264.69 FEET TO THE SOUTH LINE OF AN EXISTING STREET, BEING 4600 SOUTH STREET, THENCE NORTH 89°22'30" WEST 378.40 FEET ALONG SAID SOUTH LINE OF SAID EXISTING STREET, BEING 4600 SOUTH STREET, THENCE SOUTH 0°44'15" WEST 646.45 FEET, THENCE NORTH 89°32' WEST 22.74 FEET, THENCE SOUTH 0°28' WEST 153.23 FEET TO THE POINT OF BEGINNING.

PARCEL 2

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT ON THE NORTH LINE OF STATE ROAD (RIVERDALE ROAD) 27.20 FEET SOUTH 0°20' WEST (26.95 FEET SOUTH 0°19'57" WEST ALONG THE SECTION LINE) AND NORTH 64°15' EAST (NORTH 64°16'49" EAST ALONG THE NORTH LINE OF RIVERDALE ROAD) 912.70 FEET AND NORTH 2°25' WEST 389.05 FEET FROM THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER SECTION, THENCE NORTH 10°13'09" EAST 26.34 FEET TO THE SOUTHWEST CORNER OF A METAL BUILDING, AND THENCE NORTH 0°28'12" EAST 169.05 FEET ALONG THE WEST WALL OF SAID METAL BUILDING AND THE EXTENSION OF SAID WEST WALL, THENCE NORTH 53°26'14" EAST 116.80 FEET, THENCE SOUTH 89°15'45" EAST 175.53 FEET TO THE WEST PROPERTY LINE OF PETERSON INVESTMENT II, THENCE (3) THREE COURSES ALONG SAID WEST LINE AS FOLLOWS: SOUTH 0°44'15" WEST 387.18 FEET, NORTH 89°32' WEST 22.74 FEET, THENCE NORTH 4.85 FEET, THENCE NORTH 64°30' WEST 273.97 FEET TO BEGINNING.

SUBJECT TO AND TOGETHER WITH A NON-EXCLUSIVE TWENTY FIVE (25) FOOT ACCESS OPENING ON THE MUTUALLY SHARED EAST/WEST PROPERTY BORDER LINE FOR INGRESS AND EGRESS OF CUSTOMERS AND INVITEES OF THE TWO CONTRACTING PARTIES. SAID ACCESS SHALL BE LOCATED TO-WIT: PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT ON THE SOUTH LINE OF 4600 SOUTH STREET AND RUNNING THENCE SOUTH 0°31' WEST (SOUTH 0°44'15" WEST) 260.00 FEET AND LOCATED WITHIN THE FIRST 50' OF A LINE RUNNING NORTH 89°15'45" WEST 175.00 FEET. SAID ACCESS IS ON THE SOUTH LINE OF PROPERTY CONVEYED IN DEED RECORDED IN BOOK, PAGE. (BOOK 1632 PAGE 986)

SUBJECT TO AND TOGETHER WITH A NON-EXCLUSIVE TWENTY-FIVE (25) FOOT ACCESS ON THE MUTUALLY SHARED EAST/WEST PROPERTY BORDER LINE FOR INGRESS AND EGRESS

LOCATED TO WIT: PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT ON THE NORTH LINE OF STATE ROAD 27.20 FEET, SOUTH 0°20' WEST AND NORTH 64°15' EAST 912.50 FEET FROM THE SOUTHWEST CORNER OF SAID SOUTHWEST QUARTER TO THE WEST LINE OF PROPERTY CONVEYED IN DEED RECORDED IN BOOK 402 AT PAGE 507, THENCE NORTH 2°25' WEST 364 FEET TO THE TRUE POINT OF BEGINNING, AND RUNNING THENCE 2°25' WEST ALONG SAID EAST/WEST PROPERTY BORDER LINE 25 FEET.

PARCEL 3

PART OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, U S SURVEY: BEGINNING AT A POINT ON THE NORTH LINE OF THE STATE ROAD 19.05 FEET SOUTH 20' WEST AND 912.7 FEET NORTH 64°15' EAST FROM THE SOUTHWEST CORNER OF SAID QUARTER SECTION, RUNNING THENCE NORTH 2°25' WEST 389.05 FEET, MORE OR LESS, TO AN OLD FENCE LINE, THENCE SOUTH 64°39' EAST 273.87 FEET, THENCE SOUTH 0°28' WEST 153.23 FEET TO THE NORTH LINE OF SAID ROAD, THENCE SOUTH 64°15' WEST 255.3 FEET TO THE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH THE RIGHT OF WAY (BOOK 1589 PAGE 2196 AND BOOK 1648 PAGE 2112). EXCEPTING: PARCEL OF LAND IN FEE, BEING A PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE SOUTHWEST 1/4 SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE & MERIDIAN, THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE WESTERLY BOUNDARY LINE OF SAID ENTIRE TRACT AND THE NORTHWESTERLY RIGHT OF WAY LINE OF THE EXISTING HIGHWAY STATE ROUTE 26, SAID INTERSECTION IS 26.93 FEET (26.95 FEET BY RECORD) SOUTH 00°18'31" WEST AND 912.51 FEET NORTH 64°15'12" EAST (912.70 FEET NORTH 64°15'00" EAST BY RECORD) ALONG SAID NORTHWESTERLY RIGHT OF WAY LINE FROM THE SOUTHWEST CORNER OF SAID SECTION 7, SAID INTERSECTION IS ALSO APPROXIMATELY 59.94 FEET PERPENDICULARLY DISTANT NORTHWESTERLY FROM THE CONTROL LINE OF SAID PROJECT SP-0026(4)0 OPPOSITE ENGINEER STATION 81+83.92 AND RUNNING THENCE NORTH 02°28'19" WEST 12.58 FEET ALONG SAID WESTERLY BOUNDARY LINE TO A POINT 71.50 FEET PERPENDICULARLY DISTANT NORTHWESTERLY FROM SAID CONTROL LINE, THENCE NORTH 64°14'15" EAST 200.39 FEET ALONG A LINE PARALLEL WITH AND 71.50 FEET PERPENDICULARLY DISTANT NORTHWESTERLY FROM SAID CONTROL LINE TO A POINT OPPOSITE ENGINEER STATION 83+95.29, THENCE NORTH 68°02'59" EAST 120.42 FEET TO A POINT 63.49 FEET PERPENDICULARLY DISTANT NORTHWESTERLY FROM SAID CONTROL LINE OPPOSITE ENGINEER STATION 85+15.44, THENCE NORTH 65°23'00" EAST 184.69 FEET TO SAID NORTHWESTERLY RIGHT OF WAY LINE AT A POINT 59.80 FEET PERPENDICULARLY DISTANT NORTHWESTERLY FROM SAID CONTROL LINE OPPOSITE ENGINEER STATION 87+00.09; THENCE SOUTH 64°15'12" WEST (SOUTH 64°15'00" WEST BY RECORD) 510.17 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF BEGINNING. (E# 2365586)