

WHEN RECORDED MAIL TO:
BERRETT BRICK AND STONE, LLC
2339 N 750 W
HARRISVILLE, UT 84414



W3064476

E# 3064476 PG 1 OF 4
Leann H. Kilts, WEBER COUNTY RECORDER
26-Jun-20 0434 PM FEE \$40.00 DEP DAC
REC FOR: INWEST TITLE WEST HAVEN
ELECTRONICALLY RECORDED

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY _____

RECORDED AT THE REQUEST OF INWEST TITLE SERVICES, INC. ORDER # 271029
MAIL TAX NOTICE TO: BERRETT BRICK AND STONE, LLC
2339 N 750 W HARRISVILLE, UT 84414

WARRANTY DEED

MONTE BERRETT, SUCCESSOR TRUSTEE OF THE EMOGENE L. BERRETT TRUST, DATED JUNE 3, 2015 and MONTE L. BERRETT DBA PAPPAS BRICK & STONE

OF HARRISVILLE, COUNTY OF WEBER, STATE OF UTAH
HEREBY CONVEY AND WARRANT TO

GRANTOR(S)

BERRETT BRICK AND STONE, LLC

GRANTEE(S)

OF HARRISVILLE, COUNTY OF WEBER, STATE OF UTAH
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,
THE FOLLOWING DESCRIBED TRACT OF LAND IN WEBER COUNTY, STATE OF UTAH:

(03-035-0033, 14-012-0015, 14-012-0065, & 14-012-0060)

See Attached Exhibit "A"

SUBJECT TO EASEMENTS, RESTRICTIONS, COVENANTS AND RIGHTS OF WAY OF RECORD, AND TAXES FOR THE YEAR 2020 AND THEREAFTER.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS 26TH DAY OF JUNE, 2020

SIGNED IN THE PRESENCE OF

) THE EMOGENE L. BERRETT TRUST,
(DATED JUNE 3, 2015
(Monte Berrett
(BY: MONTE BERRETT, SUCCESSOR TRUSTEE
(Monte Berrett
(MONTE L. BERRETT DBA PAPPAS BRICK & STONE

COURTESY RECORDING

This document is being recorded solely as a courtesy and an accommodation to the parties named therein. INWEST TITLE SERVICES, INC hereby expressly disclaims any responsibility or liability for the accuracy of the content thereof.

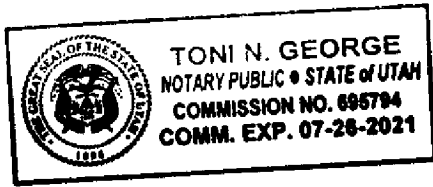


2037 W COMMERCE WAY
WEST HAVEN, UT 84401

ACKNOWLEDGMENT

STATE OF UTAH)
(ss.
COUNTY OF WEBER)

On June 26, 2020, personally appeared before me **MONTE BERRETT, SUCCESSOR TRUSTEE**, whose identity(ies) is/are personally known to me, or proven on the basis of satisfactory evidence, and who by me duly sworn/affirmed, did say that he/she/they is/are acting in the capacity referenced above for **THE EMOGENE L. BERRETT TRUST, DATED JUNE 3, 2015**, and that said document was signed by him/her/them in behalf of said Trust by the authority of the Trust Agreement and any Amendments thereto, and said individual(s) acknowledged to me that said Trust executed the same.



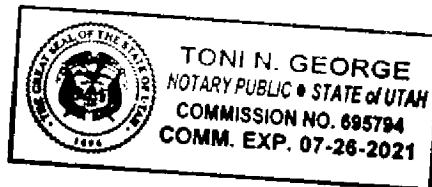
Toni N. George

NOTARY PUBLIC

My Commission Expires: 7/26/2021
Residing at: WEBER COUNTY, UTAH

STATE OF UTAH)
(ss.
COUNTY OF WEBER)

On the 26th day of June, 2020, personally appeared before me MONTE L. BERRETT DBA PAPPAS BRICK & STONE, the signer of the foregoing instrument, who duly acknowledged to me that HE executed the same.



Toni N. George

NOTARY PUBLIC

My Commission Expires: *7/26/21*
Residing at: *UT*

EXHIBIT "A"

E# 3064476 PG 3 OF 4

PARCEL 1: (03-035-0033)

ADDRESS: 1900 LINCOLN AVE, OGDEN, UT 84401

ALL OF LOTS 48 TO 77 INCLUSIVE, BLOCK 2, RIVERSIDE PARK ADDITION, OGDEN CITY, WEBER COUNTY, UTAH.

PARCEL 2: (14-012-0015)

ADDRESS: NONE ASSIGNED

PART OF THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BASIS OF BEARINGS IS STATE PLANE GRID BEARING OF SOUTH 01°28'19" WEST ALONG THE 1983 WEBER COUNTY MONUMENTED WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 30; THE 1963 WEBER COUNTY SURVEYORS MONUMENTED WEST LINE OF SAID SECTION 30 LIES PER COUNTY SURVEYORS RECORDS SOUTH 22°16'24" WEST 69.05 FEET OF THE 1983 NORTHWEST MONUMENTED CORNER OF SAID SECTION AND SOUTH 0°58'27" WEST 2622.40 FEET TO A WITNESS LOCATION OF THE WEST QUARTER CORNER MONUMENT (NOT IN PLACE PER 1963 BUT WITNESSED BY A OGDEN CITY MONUMENT 6.26 FEET WESTERLY OF THE 1983 WEBER COUNTY SURVEYORS BRASS CAP WITNESS MONUMENT) BEGINNING AT A POINT THAT BEARS SOUTH 89°51'14" EAST 394.93 FEET, (SOUTH 89°53'15" EAST 395.0 FEET) AND SOUTH 01°03'48" WEST 696.00 FEET (SOUTH 01°05'00" WEST) FROM THE 1983 MONUMENTED LOCATION OF THE NORTHWEST CORNER OF SAID SECTION AND RUNNING THENCE SOUTH 89°16'07" EAST 248.95 FEET (SOUTH 89°18' EAST 245.0 FEET PER BOOK 1591 PAGE 1960) TO A PROJECTION LINE OF FENCE FROM THE SOUTH, THENCE SOUTH 0°41'23" WEST 297.67 FEET (SOUTH 0°24'29" EAST 295.84 FEET) TO AND ALONG AN EXISTING FENCE TO AN EXISTING FENCE CORNER, THENCE SOUTH 87°59'58" WEST 453.44 FEET ALONG SAID FENCE TO A POINT THAT BEARS (NORTH 89°38' EAST 216.5 FEET AND SOUTH 0°14' WEST) OF THE 1963 MONUMENTED LOCATION OF SAID NORTHWEST CORNER, THENCE NORTH 0°58'27" EAST 219.10 FEET (NORTH 0°14' EAST) TO THE SOUTH LINE OF BOOK 1552 PAGE 1615 OF THE WEBER COUNTY RECORDS, THENCE NORTH 89°01'33" WEST 183.49 FEET (WEST) TO THE EAST LINE OF 1100 WEST STREET, THENCE NORTH 0°58'27" EAST 59.41 FEET (NORTH) TO A POINT THAT BEARS SOUTH 01°03'48" WEST 40.00 FEET AND NORTH 89°16'07" WEST OF THE POINT OF BEGINNING, THENCE SOUTH 89°16'07" EAST 385.83 FEET, THENCE NORTH 01°03'48" EAST (NORTH 01°05' EAST) 40.00 FEET TO THE POINT OF BEGINNING.

PARCEL 2A:

SUBJECT TO AND TOGETHER WITH A RIGHT OF WAY BEGINNING AT A POINT SOUTH 89°53'15" EAST 395 FEET AND SOUTH 1°05' WEST 696 FEET FROM SAID NORTHWEST CORNER OF SECTION 30, AND RUNNING THENCE SOUTH 89°18' EAST 245 FEET, THENCE SOUTH 1°05' 60 FEET, THENCE NORTH 89°18' WEST 431.63 FEET, THENCE NORTH 0°14' EAST 54 FEET; THENCE WEST 183.5 FEET, THENCE NORTH 1°28'19" EAST 7 FEET, THENCE SOUTH 89°18' EAST 369.72 TO POINT OF BEGINNING.

PARCEL 2B:

SUBJECT TO AND TOGETHER WITH A RIGHT OF WAY EGRESS AND INGRESS, 30 FEET IN WIDTH, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT SOUTH 89°53'15" EAST ALONG THE SECTION LINE 395.0 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 30, AND SOUTH 1°05'00" WEST 696 FEET, AND SOUTH 89°18' EAST 245 FEET, AND RUNNING THENCE SOUTH 0°24'29" EAST TO THE WILSON LANE, THENCE WEST 30 FEET, THENCE NORTH TO A POINT 30 FEET, SOUTH 89°18' EAST FROM POINT OF BEGINNING, THENCE SOUTH 89°18' EAST 30 FEET TO THE POINT OF BEGINNING.

SITUATE IN WEBER COUNTY, STATE OF UTAH.

PARCEL 3: (14-012-0065)

ADDRESS: NONE ASSIGNED

PART OF THE SOUTHWEST QUARTER OF SECTION 19, AND THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN: BASIS OF BEARING IS STATE PLANE GRID, BEARING OF SOUTH 01°28'19" WEST ALONG THE 1983 WEBER COUNTY MONUMENTED WEST LINE OF THE NORTHWEST QUARTER OF SAID SECTION 30 THE *1960 (1963) WEBER COUNTY SURVEYORS MONUMENTES NORTHWEST CORNER OF SAID SECTION 30 LIES PER WEBER COUNTY SURVEYORS RECORDS SOUTH 22°16'24" WEST 69.05 FEET OF THE 1983 NORTHWEST MONUMENTED CORNER OF SAID SECTION 30. BEGINNING AT A POINT THAT BEARS SOUTH 89°51'14" EAST 394.93 FEET (SOUTH 89°53'15" EAST 395.0 FEET) FROM THE 1983 MONUMENTED LOCATION OF THE NORTHWEST CORNER OF SAID SECTION 30, AND RUNNING THENCE SOUTH 01°03'48" WEST (SOUTH 01°05' WEST) 736.00 FEET, THENCE NORTH 89°16'07" WEST 385.83 FEET, MORE OR LESS, TO THE EAST SIDE OF A COUNTY ROAD, THENCE NORTH 0°58'27" EAST 101.09 FEET, MORE OR LESS, ALONG SAID COUNTY ROAD TO THE SOUTH LINE OF BOOK 1596 PAGE 785 OF THE WEBER COUNTY RECORDS, THENCE SOUTH 89°01'33" (EAST) 80.50 FEET, MORE OR LESS, TO A FENCE, THENCE NORTH 0°51'15" EAST 219.21 FEET ALONG SAID FENCE TO A FENCE CORNER, THENCE NORTH 0°47'55" EAST 258.94 FEET TO THE SOUTH END OF A FENCE, THENCE NORTH

01°38'44" EAST FENCE LINE 92.18 FEET ALONG OLD FENCE LINE, SAID POINT BEARS NORTH 89°51'14" WEST (NORTH 89°53'15" WEST) 305.95 FEET AND SOUTH 01°38'44" WEST 61.81 FEET TO THE POINT OF BEGINNING, THENCE NORTH 88°48'34" WEST 14.73 FEET, MORE OR LESS, TO THE CENTERLINE OF AN EXISTING SLOUGH, THENCE NORTH 07°41'49" EAST ALONG SAID CENTERLINE OF SLOUGH 396.41 FEET, MORE OR LESS, TO THE SOUTH BANK OF RIVER, THENCE FOUR COURSES ALONG SAID RIVER BANK AS FOLLOWS: SOUTH 45°44'26" EAST 154.59 FEET, SOUTH 49°41'27" EAST 65.55 FEET SOUTH 37°20'28" EAST 64.63 FEET AND SOUTH 55°10'10" EAST 24.46 FEET, MORE OR LESS, TO A POINT WHICH BEARS NORTH 89°51'14" WEST 52.09 FEET AND NORTH 01°20'20" EAST OF THE POINT OF BEGINNING, THENCE SOUTH 01°20'20" WEST 116.21 FEET (SOUTH 01°28'19" WEST 140.0 FEET) MORE OR LESS, THENCE SOUTH 89°51'14" EAST 52.09 FEET (SOUTH 89°53'15" EAST 52.0 FEET) TO THE POINT OF BEGINNING.

SITUATE IN WEBER COUNTY, STATE OF UTAH.

PARCEL 4: (14-012-0060)

ADDRESS: NONE ASSIGNED

PART OF THE SOUTHWEST QUARTER OF SECTION 19 AND THE NORTHWEST QUARTER OF SECTION 30, TOWNSHIP 6 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT SOUTH 89°53'15" EAST ALONG THE SECTION LINE 395.0 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 30 AND RUNNING THENCE SOUTH 1°05'00" WEST 696.00 FEET, THENCE SOUTH 89°18' EAST 245.0 FEET, THENCE SOUTH 0°24'29" EAST 295.84 FEET TO A POINT UNDER AN EXISTING FENCE REFERRED TO IN TRUST DEED (BOOK 1448 PAGE 1078 OF RECORDS); THENCE SOUTH 89°18' EAST ALONG SAID FENCE 321.34 FEET TO THE WEST LINE OF CONSTRUCTION MATERIALS CORPORATION PROPERTY, THENCE NORTH 0°18'03" EAST 229.40 FEET, THENCE SOUTH 85°09'01" EAST 203.91 FEET TO WEST BANK OF RIVER, THENCE ALONG THE WEST AND SOUTH BANK OF RIVER NORTH 19°53' EAST 226.97 FEET, NORTH 9°53' EAST 160.0 FEET, NORTH 36°53' EAST 123 FEET, NORTH 1°24' EAST 168 FEET THENCE NORTH 11°36' WEST 80 FEET, THENCE NORTH 38°40' WEST 100 FEET, THENCE NORTH 55° WEST 118.4 FEET, THENCE SOUTH 78°52' WEST 264.4 FEET, SOUTH 70°23' WEST 80 FEET, SOUTH 84°05' WEST 210 FEET, NORTH 66°05' WEST 208 FEET, AND NORTH 44°35'10" WEST 112.37 FEET, THENCE SOUTH 1°28'19" WEST 140 FEET, THENCE SOUTH 89°53'15" EAST 52.0 FEET TO THE POINT OF BEGINNING.

PARCEL 4A:

TOGETHER WITH A RIGHT OF WAY BEGINNING AT A POINT SOUTH 89°53'15" EAST 395 FEET AND SOUTH 1°05' WEST 696 FEET FROM SAID NORTHWEST CORNER OF SECTION 30, AND RUNNING THENCE SOUTH 89°18' EAST 245 FEET, THENCE SOUTH 1°05' 60 FEET, THENCE NORTH 89°18' WEST 645.13 FEET, THENCE NORTH 1°28'19" EAST 60 FEET, THENCE SOUTH 89°18' EAST 399.72 TO POINT OF BEGINNING.

PARCEL 4B:

TOGETHER WITH A RIGHT OF WAY EGRESS AND INGRESS, 30 FEET IN WIDTH, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT SOUTH 89°53'15" EAST ALONG THE SECTION LINE 395.0 FEET FROM THE NORTHWEST CORNER OF SAID SECTION 30, AND SOUTH 1°05'00" WEST 696 FEET, AND SOUTH 89°18' EAST 245 FEET, AND RUNNING THENCE SOUTH 0°24'29" EAST TO THE WILSON LANE, THENCE WEST 30 FEET, THENCE NORTH TO A POINT 30 FEET, SOUTH 89°18' EAST FROM POINT OF BEGINNING, THENCE SOUTH 89°18' EAST 30 FEET TO THE POINT OF BEGINNING.

SITUATE IN WEBER COUNTY, STATE OF UTAH.