

RETURNED

NOV 03 2022

04-047-0135
04-196-0301 thru
0304

E 3506248 B 8127 P 155-156
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
11/03/2022 11:51 AM
FEE \$0.00 Pgs: 2

WARRANTY DEED

Joe Mel Rainey and Jennifer Marie Rainey, Trustees of the Rainey Family Trust U/D/T Dated September 13, 2001, Grantors, of Bountiful, Davis County, State of Utah, hereby convey and warrant to:

Bountiful City, a municipal corporation of the State of Utah, Grantee, Davis County, State of Utah,

for the sum of Ten DOLLARS and other good and valuable consideration, the following described tract of land in Bountiful City, Davis County, State of Utah:

A 60.00 ft wide right of way for utility infrastructure construction, installation and maintenance and public access described as follows: Beginning at a point on the northerly line of Bountiful Boulevard, said point being located N48°52'40"W 155.15 feet from the most southerly corner of Lot 301, Stone Creek Estates Phase 3 Subdivision, as recorded in the office of the Davis County Recorder, said corner is also S00°55'39"W 530.21 feet along the Section Line, N90°00'00"E 1992.86 feet and N48°52'40"W 155.15 feet from the West Quarter Corner of Section 21, Township 2 North, Range 1 East, Salt Lake Base and Meridian, Davis County, Utah, and also being a point of tangency with a 20.00 foot radius curve to the left; and running thence 31.83 feet along said curve (D=91°11'23", Chord Length=28.58 feet, Chord Bearing N85°31'38"E) to a point of compound curvature with a 303.00 foot radius curve to the left; thence 206.74 feet along said curve (D=39°05'39", Chord Length=202.76 feet, Chord Bearing =N20°23'07"E); thence N00°50'18"E 315.47 feet to a point on a 530.00 foot radius curve to the right; thence 215.65 feet along said curve (D=23°18'45", Chord Length=214.16 feet, Chord Bearing = N12°29'40"E); thence N24°09'03"E 266.87 feet to the north line of Grantors property; thence S89°51'24"E 65.68 feet along said North line to the Northeast corner of Grantor's property; thence S24°09'03"W 293.59 feet to a point on a 470.00 foot radius curve to the left; thence 106.00 feet along said curve (D=12°55'18", Chord Length=105.77 feet, Chord Bearing=S17°41'24"W); thence S00°50'18"W 315.47 feet to a point on a 363.00 foot radius curve to the right; thence 251.80 feet along said curve (D=39°44'36", Chord Length=264.78 feet, Chord Bearing =N20°42'36"E) to a point of reverse curvature with a 20.00 foot radius curve to the left; thence 29.42 feet along said curve (D=84°16'27", Chord Length=26.84 feet, Chord Bearing = S01°33'19"E) to a point on the North line of Bountiful Boulevard; continuing thence along the north line of Bountiful Boulevard 48.31 feet along a non-tangent 533.00 foot radius curve to the left (D=05°11'37", Chord Length=48.30 feet, Chord Bearing =N46°17'21"W); thence N48°52'40" W 49.99 feet to the Point of Beginning. Contains 1.45 ac.

Grantor

Joe M Rainey

Trustee 9/27/22 Date

Jennifer Marie Rainey

Trustee 9-27-22 Date

Rainey Family Trust U/D/T Dated September 13, 2001

The foregoing instrument was acknowledged before me this 27 day of September, 2022

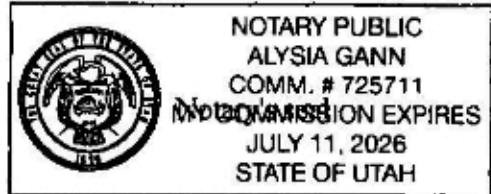
By Joe M. Rainey trustee
Jennifer Rainey trustee

Notary's signature

[Signature]

Residing at 269 E 500 S, BOUNTIFUL, UT 84010

My commission expires: JULY 11, 2026



ACCEPTANCE BY BOUNTIFUL CITY

[Signature]
(Signature of Mayor, Bountiful City, Kendalyn Harris)

[Signature]
(Signature of Recorder, Bountiful City, Shawna Andrus)

Acknowledgment



State of UTAH)

) ss.

County of DAVIS)

The foregoing instrument was acknowledged before me this 26 day of October, 2022 by
Kendalyn Harris, Bountiful Mayor and Shawna Andrus, Bountiful Recorder

Notary's signature *[Signature]*

Residing at 796 South main St. Bntf Ut 84010

My commission expires: May 5, 2026

Notary's seal

