

WHEN RECORDED, MAIL TO:
Utah Department of Transportation
Right of Way, Fourth Floor
Box 148420
Salt Lake City, Utah 84114-8420

Also
Syracuse City
1979 West 1900 South
Syracuse, Utah 84075

Quit Claim Deed
(CONTROLLED ACCESS)
Davis County

Tax ID No. 12-339-0020
12-339-0021, 12-339-0023
12-339-0007, 12-339-0008
PIN No. 11268
Project No. S-R199(229)
Parcel No. R199:114:SAQ

The UTAH DEPARTMENT OF TRANSPORTATION, Grantor, by its duly appointed Director of Right of Way, of Salt Lake City, County of Salt Lake, State of Utah, hereby QUIT CLAIMS to Syracuse City, a municipal corporation, Grantee, at 1979 West 1900 South, County of Davis, State of Utah, Zip 84075, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described tract of land in Davis County, State of Utah, to-wit:

A tract of land being part of Parcels, R199:114:S and R199:114, R199:536:S, R199:534:T, R199:533:T from UDOT Project No. S-R199(229), PIN No. 11268, situate in Lots 5, 6, 7, and 8, Moss Acres Subdivision Amendment, according to the official plat thereof, recorded as Entry No. 1463624 in Book 2400 at Page 286 in the office of the Davis County Recorder's Office, situate in the SW1/4 NE1/4 and the SE1/4 NE1/4 of Section 21, Township 4 North, Range 2 West, Salt Lake Base and Meridian. The boundaries of said tract of land are described as follows:

Beginning at the Northwest corner of said Lot 5; and running thence S.89°40'01"E. 257.76 feet along the northerly boundary line of said Lot 5 to an existing fence line; thence along said existing fence line the following fourteen (14) courses and distance: (1) thence S.00°07'12"E. 271.91 feet; (2) thence S.44°46'38"E. 48.05 feet; (3) thence S.46°14'13"E. 18.67 feet; (4) thence S.89°25'41"E. 81.61 feet; (5) thence N.89°38'34"E. 40.86 feet; (6) thence N.88°51'15"E. 45.25 feet; (7) thence S.89°10'42"E. 42.96 feet; (8) thence N.85°34'13"E. 16.85 feet; (9) thence N.00°14'48"E. 80.22 feet; (10) thence N.00°35'50"W. 172.19 feet; (11) thence N.89°59'17"E. 23.76 feet; (12) thence S.85°11'44"E. 17.72 feet;

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(13) thence N.87°04'01"E. 12.76 feet; (14) thence N.68°33'16"E. 9.70 feet to the westerly highway right of way and no-access line of SR-177 known as UDOT Project No. S-R199(229); thence S.36°11'47"E. 422.10 feet along said westerly highway right of way and no-access line to the southerly boundary line of said Lot 8; thence N.89°40'01"W. 845.44 feet along said southerly boundary line to the southwest corner of said Lot 8; thence N.00°11'16"E. 400.00 feet along the westerly boundary line of said Moss Acres Subdivision Amendment to the point of beginning.

The above described tract of land contains 190,155 square feet in area or 4.365 acres.

Note: Rotate above bearings 00°20'53" clockwise to equal NAD83 Highway bearings of Project No. S-R199(229)

In the event Grantee transfers the property or uses the described property for uses inconsistent for other park open space and/or road right of way and change its principal use, the property shall automatically revert to, vest in, and become the fee property of the Utah Department of Transportation and assigns.

Signs, Billboards, outdoor Advertising structures, or advertising of any kind as defined in Title 23 United States Code, Section 131, shall not be erected, displayed, placed or maintained upon or within this tract, EXCEPT signs to advertise the sale, hire or lease of this tract or the principal activities conducted on this land.

The grantor reserves rights to use the abutting state property for highway purposes and excludes from this grant any rights to air, light, view and visibility over and across the abutting state property. The Grantee is hereby advised that due to present or future construction on the adjacent highway including but not limited to excavation, embankment, structures, poles, signs, walls, fences and all other activities related to highway construction or which may be permitted within the Highway Right of Way that air, light, view and visibility may be restricted or obstructed on the above property.

Pursuant to Title 72, Chapter 6, Section 117, Utah Code Annotated, 1998, as amended, the above described tract of land is granted without access to or from the adjoining freeway over and across the easterly boundary line of said tract of land.

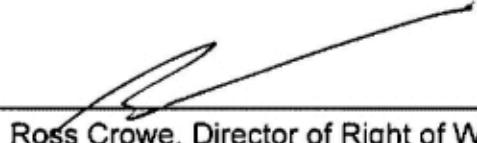
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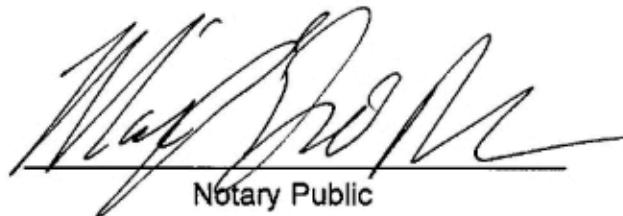
Together with and subject to any and all easements, rights of way and restrictions appearing of record or enforceable in law and equity.

Junkyards, as defined in Title 23 United States Code, Section 136, shall not be established or maintained on the above described tract of land.

STATE OF UTAH) UTAH DEPARTMENT OF TRANSPORTATION
) ss.
COUNTY OF SALT LAKE)


Ross Crowe, Director of Right of Way, UDOT

On this 5th day of November, in the year 2025, before me personally appeared Ross Crowe, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me being duly sworn/affirmed, did say that he is the Director of Right of Way of the UTAH DEPARTMENT OF TRANSPORTATION.



Notary Public

