

Ent 371261 Bk 1039 Pg 362-364
Date: 08-AUG-2011 1:00:55PM
Fee: \$18.00 Check Filed By: JP
ELIZABETH PALMIER, Recorder
WASATCH COUNTY CORPORATION
For: ATLAS TITLE INSURANCE HEBER

ATLAS TITLE
FILE#19263

Warranty Deed

Grantor: WILLIAM K. BEECHER AND LINDA C. BEECHER, TRUSTEES OF THE
BEECHER FAMILY TRUST DATED APRIL 5, 2000

hereby **CONVEY AND WARRANT** to:
Grantee: G. Ryan Taylor and Katherine Lavender
of: 4300 South Tammy Lane, Heber, UT 84032

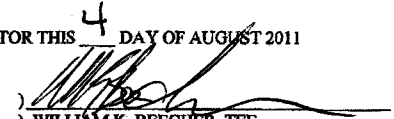
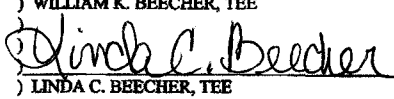
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
the following described tract of land within Wasatch County, State of UTAH to wit:

SEE ATTACHED LEGAL DESCRIPTION

Together with all appurtenances thereunto belonging.

This deed is hereby made expressly subject to all existing and recorded restrictions, exceptions, reservations,
easements, rights-of-way, conditions, and covenants of whatever nature, if any, and is expressly subject to all regulations,
and restrictions, including statutes and other laws of municipal, county, or other governmental authorities applicable to
and enforceable against the premises described herein.

WITNESS THE HAND OF SAID GRANTOR THIS 4 DAY OF AUGUST 2011


WILLIAM K. BEECHER, TEE

LINDA C. BEECHER, TEE

State of Texas)
County of Taylor) ss

On the 4 DAY OF AUGUST 2011, personally appeared before me, WILLIAM K.
BEECHER AND LINDA C. BEECHER, TRUSTEES OF THE BEECHER FAMILY TRUST
DATED APRIL 5, 2000, the signers of the within instrument, who duly acknowledged to me
that they executed the same.


NOTARY PUBLIC



File No.: 19263

EXHIBIT A

Beginning at a point which is North 1713.82 feet West 2447.71 feet from the South quarter corner of Section 22, Township 4 South, Range 5 East, Salt Lake Base and Meridian, and running thence along Daniel's Creek the following courses; North 9°39'30" West 196.95 feet; thence North 60°46'30" West 204.30 feet; thence North 15°10'30" West 214.57 feet; thence North 71°30' West 62.32 feet; thence North 1°08'30" West 93.91 feet; thence South 86°16' West 156.05 feet; thence North 0°37' East 102.06 feet; thence North 39°09' West 100.00 feet; thence North 53°09' West 236.00 feet; thence leaving Daniel's Creek and running thence South 87°36'20" West 449.51 feet to a point in an existing fence line; thence along said fence line South 5°46'10" West 357.63 feet; thence South 57°54'44" East 529.96 feet; thence South 51°39'26" East 414.20 feet; thence South 34°03'05" East 174.97 feet; thence North 69°11'08" East 372.63 feet to the point of beginning.

Excepting therefrom the following:

Beginning at a point located 2447.71 feet West and 1713.82 feet North from the South quarter corner of Section 22, Township 4 South, Range 5 East, Salt Lake Base and Meridian and running thence; North 9°39'30" West 196.95 feet along the center of Daniel's Creek, thence North 60°46'30" West 204.30 feet along said creek; thence North 15°10'30" West 106.77 feet along said creek; thence South 56°25'01" West 421.95 feet; thence South 51°39'26" East 223.55 feet; thence South 34°03'05" East 174.97 feet thence North 69°11'08" East 372.63 feet to the point of beginning.

Together with that certain Right of Way reserved and held by Grantor in and over parts of Lots 1 and 2, Storm Haven Subdivision, Plat "C", as recorded in the office of the Wasatch County Recorder, more particularly described as follows:

Description A:

Beginning at the Western most common corner of said Lots 1 and 2, such point also being on the center line of Daniel's Creek, thence North 15°10'30" West 30 feet; thence North 62°18'55" East parallel to the East line of said Lot 1, 85 feet; thence in a Southeasterly direction 42.43 feet, more or less, to a point 62°18'55" East 125 feet to a point of beginning; thence Southwesterly along the common border of said Lots 1 and 2, 125 feet, more or less, to the point of beginning; and

Description B:

Beginning at the Western most common corner of said Lots 1 and 2, and running thence North 62°18'55" East along the Northerly line of said Lot 2, 90 feet, more or less, to the Southeasterly line of a road as shown on the plat of said Storm Haven Plat C, thence along said road South 34°01' East 15 feet; thence South 62°18'55" West 100 feet, more or less to the West line of said Lot 2, thence North 15°10'30" West 15 feet, more or less to the place of beginning.

File No.: 19263

Also subject to and together with: A Right of Way 30 feet wide with the centerline being the Southeasterly boundary line of said parcel.

Tax id no. OWC-2058

Together with but without warrant to State Water Right No. 55-6654 and Application No. A56553