

Mail tax notice to:

Brinton Neff
325 N 200 W
Willard, UT 84340
801-648-5640

QUIT CLAIM DEED

Steelwater Ranches LLC, Grantor, of Box Elder County, Utah, hereby QUIT CLAIMS to: Willard Peak RV Campground, LLC, of Box Elder County, Utah, Grantee, for the sum of ten dollars (\$10.00) and other good and valuable consideration, receipt herein acknowledged, the following described tract of land in Box Elder County, Utah, more particularly described as follows:

PART OF THE SW/4 OF SEC 14 AND THE NW/4 OF SEC 23, T 08N, R 02W, SLBM. BEGINNING AT THE INTERSECTION OF THE NORTH R/W LINE OF STATE ROAD 315 AND THE WEST R/W OF STATE ROAD 89-91, LOCATED 104.07 FT S 00°00'00" E AND 289.84 FT N 90°00'00" W FROM THE S/4 CORNER OF SAID SEC 14; THENCE N 87°52'24" W 829.70 FT ALONG SAID NORTH R/W LINE; N 00°00'00" E 281.70 FT; S 88°04'37" E 838.57 FT TO SAID WEST R/W LINE; S 01°48'25" W 284.50 FT ALONG SAID WEST R/W LINE TO THE POINT OF BEGINNING (BASIS BEARING IS THE SOUTH LINE OF THE SE/4 OF SAID SEC 14 AS CURRENTLY MONUMENTED WHICH BEARS NORTH 89°10'17" WEST).

LESS: [02-041-0054] A PARCEL OF LAND IN FEE FOR A SAFETY IMPROVEMENT OF THE EXISTING HIGHWAY U.S. ROUTE 89 KNOWN AS PROJECT NO. F-0089(443)423, BEING PART OF AN ENTIRE TRACT OF PROPERTY, SITUATE IN THE NE1/4 NW1/4 OF SECTION 23, T 08N, R 02W, SLBM. THE BOUNDARIES OF SAID PARCEL OF LAND ARE DESCRIBED AS FOLLOWS: BEGINNING AT THE SE CORNER OF SAID ENTIRE TRACT WHICH POINT IS THE INTERSECTION OF THE EXISTING WESTERLY R/W LINE OF SAID U.S. ROUTE 89 AND THE EXISTING NORTHERLY R/W LINE OF STATE ROUTE 315 (NOTE: SAID POINT OF BEGINNING IS 289.85 FT (DEED = 17 RODS) WEST AND 104.05 FT (DEED = 4 RODS) SOUTH FROM THE N/4 CORNER OF SAID SECTION 23); THENCE N 87°52'09" W (DEED BEARING = WEST) 35.03 FT ALONG THE SOUTHERLY BOUNDARY LINE OF SAID ENTIRE TRACT TO A POINT WHICH IS 41.05 FT PERPENDICULARLY DISTANT NORTHERLY FROM THE CONTROL LINE OF SAID STATE ROUTE 315 OF SAID PROJECT AT ENGINEER STATION 609+58.00; THENCE N 43°03'52" E 53.12 FT TO THE EASTERLY BOUNDARY LINE OF SAID ENTIRE TRACT AT A POINT WHICH IS 59.38 FT PERPENDICULARLY DISTANT WESTERLY FROM THE CONTROL LINE OF

