

HILLAM ABSTRACTING

H 46707  
Tax Serial No. 02-041-0035  
Mail Tax Notice to: grantee  
R/W 0623/0025

MARIE G. KORTH  
BOX ELDER COUNTY RECORDER

DEP *MM* FEE 9.00

44431

1992 MAY -1 AM 10:10

*Red Note*

*Index 11*

BOOK 520 PAGE 312

WARRANTY DEED

MINDI OLSON grantor  
of Willard County of Box Elder State of Utah, hereby

CONVEY and WARRANT to

LORIN C. FACER AND PATTY R. FACER, husband and wife  
as joint tenants

251 North 100 West grantee  
of Willard, Utah 84340 County Box Elder, State of Utah

for the sum of TEN AND NO/100 - - - - (\$10.00) - - - - DOLLARS  
and other good and valuable considerations.

the following described tract of land in Box Elder County,

State of Utah, to-wit:

SEE ATTACHED EXHIBIT A

This deed is an absolute conveyance of title, in fact as well as in form and it is not intended as a mortgage, trust conveyance or security of any kind. The consideration therefore is full release of all debts, note, obligations, costs and charges heretofore subsisting or owing by the terms of that certain Trust Deed heretofore existing on the property herein conveyed, executed by Mindi Olson to Lorin C. Facer and Patty R. Facer, his wife, as joint tenants and not as tenants in common, with full rights of survivorship recorded March 16, 1987 as Entry No. 07802 in Book 436 page 92 of the official records, this conveyance completely satisfying said obligation and terminating said Trust Deed and the notes or bonds secured thereby and any effect thereof in all respects.

WITNESS the hand of said grantor, this 29th day of April A. D. 19 92

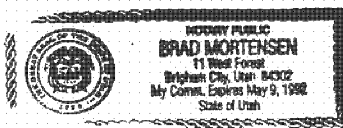
Signed in the presence of

*Mindi Olson*  
Mindi Olson

STATE OF UTAH  
COUNTY OF Box Elder

{ SS.

On the 29th day of April A. D. 1992 personally  
appeared before me MINDI OLSON



the signer of the within instrument who duly acknowledged to me that he executed the same.

My Commission Expires:

*Brad Mortensen*  
Notary Public

Residing at BRIGHAM CITY, UTAH

## EXHIBIT A

A part of the South Half of the Southwest Quarter of Section 14, Township 8 North, Range 2 West, Salt Lake Base and Meridian:

BEGINNING at a point in an existing fence corner located North 238.48 feet and West 2014.20 feet from the South Quarter Corner of said Section 14. Said point of beginning being located at the intersection of the fence on the grantors South property line and the Easterly right of way line of the former U.I.C.R.R. running thence along said Easterly right of way line North 14°14'54" West 229.39 feet to an existing fence; thence along said fence South 88°04'37" East 1313.47 feet to an existing fence corner; thence along said fence line South 00°11'23" West 190.41 feet to a point North 00°11'23" East 30.00 feet from grantors South property line, said point also described of record as being the Southwest Corner of the Harold Ellsworth property. Thence parallel with grantors South property line South 88°04'37" East (record bearing East) 115.62 feet; thence South 30.00 feet to an existing fence line and grantors South property line; thence along said fence line North 88°04'37" West 1371.96 feet to the point of BEGINNING.

Basis of bearing being the North right of way fence on the Willard Bay access road. Described of record as being North 87°54'17" West on the highway right of way drawings.

ALSO; Right of way Easement described as follows:

✓ A part of the South Half of the Southwest Quarter of Section 14, Township 8 North, Range 2 West, Salt Lake Base and Meridian:

A 20.00 foot wide easement being 10 feet left and 10 feet right of the following described centerline: BEGINNING at a point located North 212.44 feet and West 643.01 feet from the South Quarter Corner of said Section 14. Said point being South 10.00 feet from the South line of the Harold Ellsworth property; running thence South 88°04'37" East parallel with said South line 14.38 feet to a point South 10.00 feet and East 10.00 feet from the Southeast Corner of said Harold Ellsworth property; thence North 00°11'23" East parallel with said East line of said Harold Ellsworth property, 170.41 feet to a point South 10.00 feet from the South line of the Fred Blacker property and the Grantors North property line; thence South 88°04'37" East parallel with Grantors North property line 364.00 feet, more or less, to the Westerly right of way line of State Highway 89-91-30S; to be used for ingress and egress.

ALSO: Easement described as follows:

✓ A part of the South Half of the Southwest Quarter of Section 14, Township 8 North, Range 2 West, Salt Lake Base and Meridian:

A 10 foot wide easement being 5.00 feet left and 5.00 feet right of the following described centerline BEGINNING at a point located North 197.44 feet and West 643.01 feet from the South Quarter Corner of said Section 14. Said point being located North 5.00 feet from Grantors South property line; running thence parallel with said Grantors South property line, South 88°04'37" East 355.712 feet more or less to the West right of way line of State Highway 89-91-30S. To be used for an irrigation ditch and/or pipe line.

TOGETHER with 48 shares of Willard Water Company Stock represented in Certificate #2010.

TOGETHER with a 14% interest and ownership in an electric pump and well which is located on the property known as the Wishing Well Motel property.