

When Recorded mail to:  
Lehi City  
153 North 100 East  
Lehi, UT 84043

ENT45840:2020 PG 1 of 3  
**Jeffery Smith**  
**Utah County Recorder**  
2020 Apr 08 03:07 PM FEE 40.00 BY IP  
RECORDED FOR Vanguard Title Insurance Agency, LLC  
ELECTRONICALLY RECORDED

## WARRANTY DEED

**Ross Schaugaard and Elaine McKell Schaugaard, as Trustees of "The Schaugaard Family Trust" under a Declaration of Trust, dated June 28, 2010**

GRANTOR(S)

of Lehi, Utah

hereby *convey(s) and warrants (s)* to

**Lehi City**

GRANTEE(S)

of Lehi, Utah

for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract(s) of land in Utah County, State of Utah:

See Exhibit "A" attached hereto and by reference made a part hereof

**Tax ID Number: 58-026-0053**

WITNESS, the hand(s) of said Grantor(s), on March 28, 2020.

**The Schaugaard Family Trust**

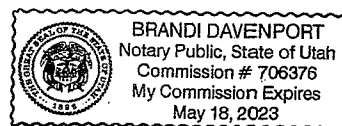
Ross Schaugaard, Trustee  
Ross Schaugaard, Trustee

Elaine McKell Schaugaard, Trustee  
Elaine McKell Schaugaard, Trustee

STATE OF Utah )  
COUNTY OF Utah ) :ss

On March 28, 2020, personally appeared before me **Ross Schaugaard and Elaine McKell Schaugaard, as Trustees of "The Schaugaard Family Trust," under Declaration of Trust, dated June 28, 2010**, the signers of the above instrument who acknowledged to me that they executed the same.

Brandi Davenport  
Notary Public



## Exhibit "A"

BEGINNING AT A POINT ON THE GRANTORS EAST PROPERTY LINE; SAID POINT IS NORTH 356.53 FEET AND EAST 287.00 FEET FROM THE WEST QUARTER CORNER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 1 EAST; SALT LAKE BASE AND MERIDIAN; RUNNING THENCE SOUTH 00°48'52" EAST 219.86 FEET ALONG SAID EAST PROPERTY LINE TO THE GRANTORS SOUTH PROPERTY LINE; THENCE SOUTH 89°51'00" WEST 16.92 FEET ALONG SAID SOUTH PROPERTY LINE; THENCE NORTH 00°45'14" WEST 219.90 FEET TO THE GRANTORS NORTH PROPERTY LINE; THENCE EAST 16.69 FEET ALONG SAID NORTH PROPERTY LINE TO THE POINT OF BEGINNING.

THE BASIS OF BEARING FOR THIS DESCRIPTION IS NORTH 00°46'32" WEST BETWEEN THE WEST QUARTER CORNER AND THE NORTHWEST CORNER OF SECTION 7, TOWNSHIP 5 SOUTH, RANGE 1 EAST; SALT LAKE BASE AND MERIDIAN.

CONTAINING 0.085 ACRES OR 3,695 SQFT MORE OR LESS



Office 385-201-2623

560 W. Glen Carter Dr.

Lehi UT, 84043

April 8, 2020

Utah County Records office

100 E. Center st. Suite 1300

Provo, Utah 84606

Subject: Authorization from Lehi City to record Special Warranty Deeds, Warranty Deeds and Easements for properties along 2300 West Lehi.

To whom it may concern,

Vanguard Title has authorization from Lehi City to record the Special Warranty Deeds, Warranty Deeds and Easements for various properties along 2300 West Lehi. These authorized properties include Utah County parcel numbers:

Property		
#	Serial #	Seller id
1	12:032:0097	Cody & Megan Warren
2	12:032:0049	Cody & Megan Warren
3	12:032:0054	Alan & Sharon Johnson
4	12:032:0071	Alan
5	12:032:0070	Debra Rogers
6	12:032:0013	Brandon & Doreen Rhoades
7	12:032:0026	Vondell & Cherie Clement
8	58:026:0052	Bradley & Jan Thacker
9	58:026:0053	Ross & Elaine Schaugaard
10	12:032:0004	Bradley & Jan Thacker

Thank you

Joel Eves, Lehi City Power Department Director