

Recorded at request of John B. Hut
at ____ m. Fee paid \$ ____
by ____ Dept. Book ____ Page ____
Ref.: ____ Mail tax notice to: John B. Hut
Address: 4316 S. Adams Dr. Salt Lake City, UT 84124

**DEED OF DISTRIBUTION BY
PERSONAL REPRESENTATIVE**

THIS DEED made by **JOHN B. HUT**, as Personal Representative of the Estate of **ANGELINA Y. HUT**, Grantor, hereby conveys and distributes a fee simple interest to **JOHN B. HUT**, Grantee, as the sole heir of the estate.

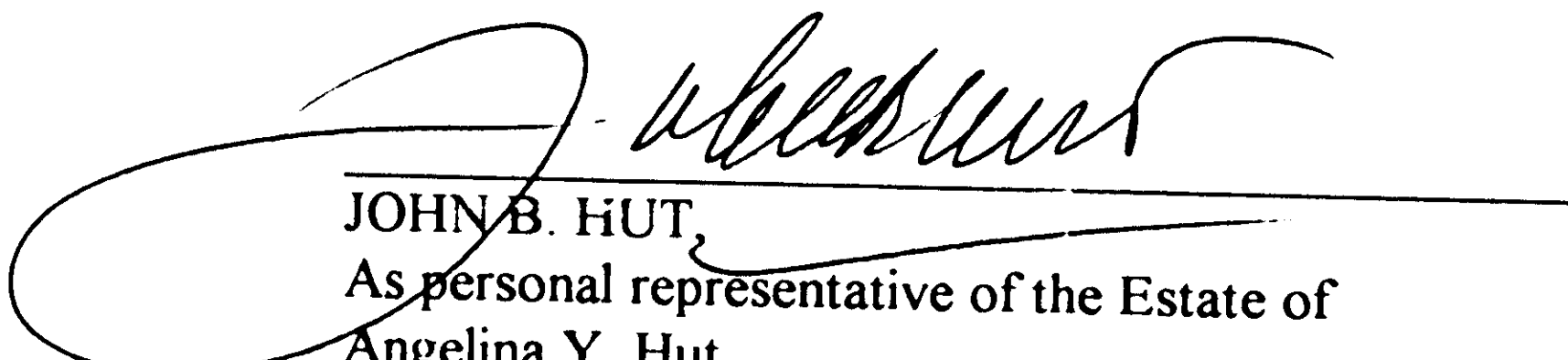
WHEREAS, Grantor is the qualified personal representative of the said estate, filed as Probate No. 963900296, in Salt Lake County, Utah; and

WHEREAS, the Grantee is entitled to distribution of the hereinafter-described real property.

THEREFORE, for valuable consideration received, Grantor conveys and releases to Grantee the following-described parcels of land in Summit County, Utah:

#37 Browns Canyon (See description attached)

EXECUTED this 13th day of October, 1997.

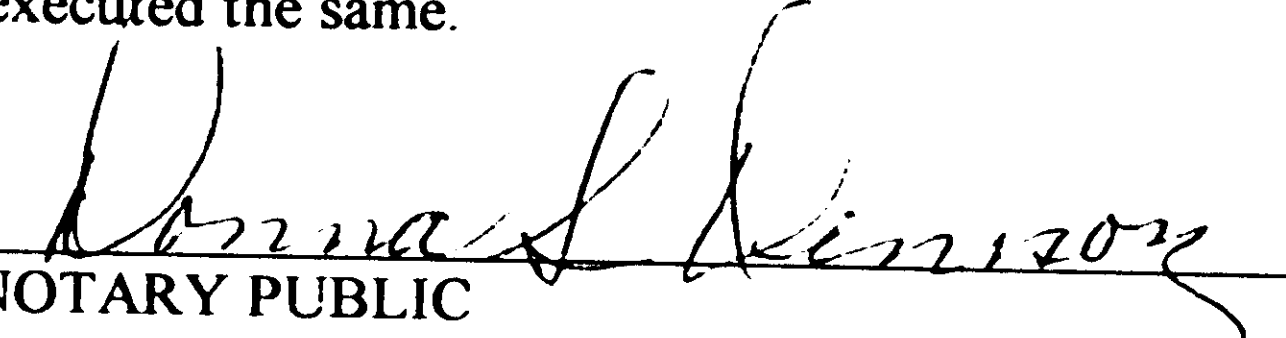

JOHN B. HUT,
As personal representative of the Estate of
Angelina Y. Hut

00490532 Bk01087 Pg00110-00112

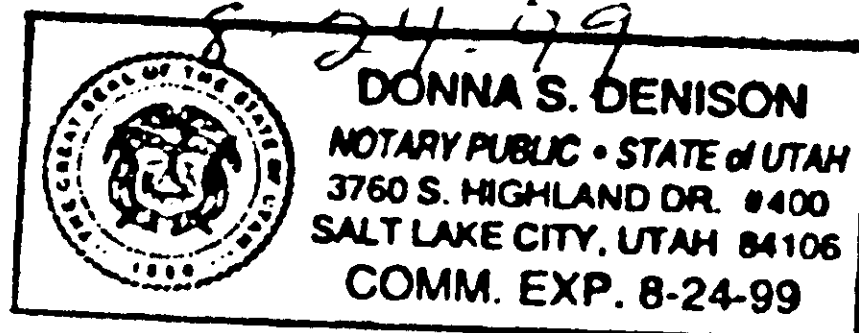
ALAN SPRIGGS, SUMMIT COUNTY RECORDER
1997 OCT 24 10:38 AM FEE \$14.00 BY DMG
REQUEST: JAMES H FAUST

STATE OF UTAH)
County of Salt Lake) ss.

On the 13th day of October, 1997, personally appeared before me **JOHN B. HUT**, as Personal Representative of the estate of Angelina Y. Hut, and as signer of the foregoing instrument, who acknowledged to me that he executed the same.


NOTARY PUBLIC
Residing in Salt Lake County, UT

My commission expires:



00490532 Bk01087 Pg00111

37
said property being located in Section 19, Township 1 South, Range 5 East, SLB & M.

Lot 37, more particularly described as follows:

BEGINNING at a point that is due North 2077.035 feet and due East 433.898 feet from the Southeast Corner of Section 19, Township 1 South, Range 5 East, SLB & M, (said Southeast Corner bearing North 89°23'18" East from the Southwest corner and being the basis of bearing for this description): thence North 53° East 1006.103 feet; thence North 58°30'12" East 79.069 feet; thence South 27°55'59" East 1847.338 feet to a point on the North right-of-way line of State Highway 196; thence South 53°51' West along said right-of-way line 859.076 feet; thence North 35° West 1745.340 feet to the point of BEGINNING.

Limited to surface rights only.

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity.

SEE EXHIBIT "A" ATTACHED HERETO FOR ADDITIONAL TERMS AND CONDITIONS.

WITNESS the hand of said grantor, this 18th day of August, A.D. one thousand nine hundred and eighty-eight.

SIGNED IN THE PRESENCE OF:

JOHN A. HUT

-1-

EXHIBIT "A"

SUBJECT to easements, restrictions and rights of way appearing of record or enforceable in law and equity.

LIMITED TO SURFACE RIGHTS ONLY. No mineral or oil rights are being conveyed.

SUBJECT TO the right of Summit County to reassess the tax assessment on said property in accordance with Secs. 59-5-86 105 UCA 1953 as disclosed by that certain Annual Application for Assessment and Taxation of Agricultural Land 1969 Farmland Assessment Act.

PREVIOUS GRANTOR HEREIN reserves unto itself and/or its assigns and beneficiaries all of those Covenants and Conditions as set forth in that certain Warranty Deed dated April 3rd, 1978, by and between TRACY LAND AND LIVESTOCK COMPANY, Grantor, and UTAH TITLE AND ABSTRACT COMPANY, TRUSTEE, Grantee, recorded April 5th, 1979, in Book M 130, at Pages 682-685, as Entry No. 154706, of Official Records of Summit County, Utah, and recorded April 6th, 1979, in Book 124, at Pages 589-592, as Entry No. 116016, of Official Records of Wasatch County, Utah.

The right remains with the previous Grantor or assigns for livestock grazing purposes until the Grantee fences property to keep out all livestock. The responsibility for maintaining said fence shall be Grantees, as per prior contractual agreement.

00490532 Bk01087 Pg00112