

MAIL TAX NOTICES TO:
Valley Road Trust
2344 West 3000 South
Hober City, UT 84032

UW-12287

WARRANTY DEED

Blake Ted Fotheringham and Brittany Nicole Fotheringham, Trustees of the 2014 Family Trust, dated May 20, 2020

Grantor,

hereby CONVEY and WARRANT to

James W. Steele and Amy Steele, Trustees of the Valley Road Trust dated March 26, 2013

Grantee,

for good and valuable consideration, the following tract of land in WASATCH County, State of Utah, to-wit

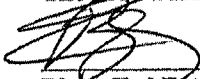
See Attached Exhibit "A"

Tax ID: 00-0008-8208

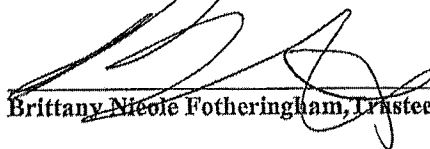
Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2021 taxes and thereafter.

WITNESS the hand of said grantor, this September 8, 2021

The 2014 Family Trust, dated May 20, 2020




Blake Ted Fotheringham, Trustee



Brittany Nicole Fotheringham, Trustee

STATE OF UTAH)
 :SS
COUNTY OF UTAH)

On September 8, 2021 , personally appeared before me, Blake Ted Fotheringham and Brittany Nicole Fotheringham, Trustees of the 2014 Family Trust, dated May 20, 2020 , the signer(s) of the within instrument, who duly acknowledged to me that _he_ executed the same.



Notary Public

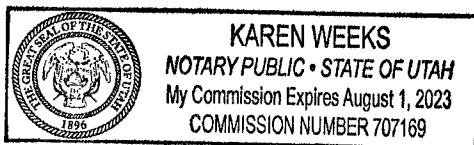


EXHIBIT "A"**UW-12287**

Commencing at a point East a distance of 747.54 feet and North a distance of 491.01 feet from the Wasatch County monument for the West Quarter corner of Section 13, Township 4 South, Range 4 East, Salt Lake Base and Meridian; thence North $20^{\circ}17'46''$ East a distance of 61.61 feet; thence North $24^{\circ}44'39''$ East a distance of 434.21 feet to the point of beginning; and running thence North $24^{\circ}03'16''$ East a distance of 213.29 feet; thence West a distance of 14.77 feet to the East bank of a canal; thence along the East bank North $23^{\circ}17'55''$ East a distance of 168.30 feet; thence North $89^{\circ}49'13''$ East a distance of 1761.44 feet to a fence corner; thence South $50^{\circ}24'16''$ West a distance of 357.55 feet; thence South $52^{\circ}12'29''$ West a distance of 207.21 feet; thence West a distance of 1460.90 feet to the point of beginning.

Together with rights of access, as reserved by a document recorded as Entry No. 88612 in Book 54, at Page 169, recorded March 2, 1966 in the office of the Wasatch County Recorder.