

## QUIT CLAIM DEED

Tax Parcel No. 01-422-0-0023

JOEL H. SAGERS, KATHRYN FAUDREE, DEANA HILLIER, DEBORAH C.S. SMART AND WAYNE D. SOUTHWICK, Trustees, under the Geraldine B. Sagers Family Living Trust, dated February 5, 2009 **Grantor**.

Quit Claim to

JOEL H. SAGERS, KATHRYN FAUDREE, DEANA HILLIER, DEBORAH C.S. SMART AND WAYNE D. SOUTHWICK, Trustees, under the Geraldine B. Sagers Family Living Trust, dated February 5, 2009 **Grant**

Of      484 South 300 West  
Tooele, UT 84074

County of Tooele, State of Utah

for sum of TEN DOLLARS and other good and valuable consideration, do hereby CONVEY the following described tract of land in Tooele County, State of Utah, to wit:

See Attached Exhibit "A"

TOGETHER WITH all buildings, improvements, water rights, water shares, and all rights-of-way, easements, privileges and appurtenances.

SUBJECT to easements, restrictions and reservations of record.

The purpose of this Quit Claim Deed is to adjust a boundary line between two existing parcels of land that both parties have agreed to.

Witness the hand(s) of said grantor(s), this 8 day of October, 2024

**EXHIBIT "A"**  
**ORIGINAL DESCRIPTION**  
**PARCEL NO. 01-442-0-0023**

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 4 WEST, SALT LAKE BASE AND MERIDIAN; AND RUNNING THENCE SOUTH 1287 FEET; THENCE WEST 58 FEET; THENCE NORTH 147 FEET; THENCE WEST 100 FEET; THENCE SOUTH 147 FEET; THENCE WEST 1030 FEET; THENCE NORTH 627 FEET; THENCE WEST 132 FEET; THENCE NORTH 660 FEET; THENCE EAST 1320 FEET TO THE POINT OF BEGINNING. SUBJECT TO A RIGHT OF WAY OF INGRESS AND REGRESS OVER AND ACROSS SAID PROPERTY AS DESCRIBED IN THAT CERTAIN WARRANTY DEED AS RECORDED IN BOOK 249 AT PAGE 44 AS ENTRY NO. 005088 OF OFFICIAL RECORDS. EXCEPTING THEREFROM THAT PORTION THEREOF INCLUDED IN ROADS

**BOUNDARY DESCRIPTION**  
**GERALDINE B. SAGERS PARCEL**  
**PARCEL NO. 01-442-0-0023**

A parcel of land, situate in the Northwest Quarter of Section 34, Township 2 South, Range 4 West, Salt Lake Base and Meridian, said parcel also located in City of Erda, Tooele County, Utah, more particularly described as follows:

Beginning at a point on the Quarter section line, said point being South 89°39'32" West 2640.84 feet along the Quarter Section Line and North 0°19'32" West 294.21 feet along the Quarter Section line from the found monument representing the East Quarter Corner of Section 32, Township 2 South, Range 4 West, Salt Lake Base and Meridian, and running:

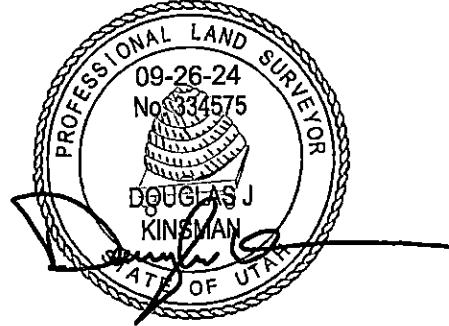
thence South 86°15'13" West 159.59 feet;  
 thence South 89°46'23" West 127.79 feet;  
 thence South 0°19'32" East 270.54 feet to the northerly line of Erda Way;  
 thence South 89°46'23" West 902.09 feet along northerly line of said Erda Way and along existing barbed wire fence to an existing barbed wire fence;  
 thence North 0°30'05" West 631.54 feet along said fence;  
 thence South 89°01'30" West 133.69 feet along said fence;  
 thence North 0°14'53" West 678.54 feet along said fence;  
 thence North 89°39'34" East 1323.89 feet to North-South running Quarter Section line;  
 thence South 0°19'32" East 1030.62 feet along said Section line and to the Point of Beginning.

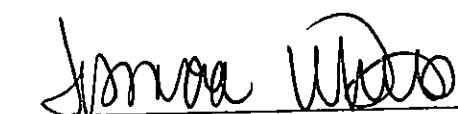
Together with a 30.00-foot ingress, egress, access and utility easement more particularly described as follows:

Beginning at a point on the North Line of Erda Way, said point being South 89°39'32" West 2640.84 feet along the Quarter Section Line and North 0°19'33" West 13.87 feet along the Section line from the found monument representing the East Quarter Corner of Section 32, Township 2 South, Range 4 West, Salt Lake Base and Meridian, and running:

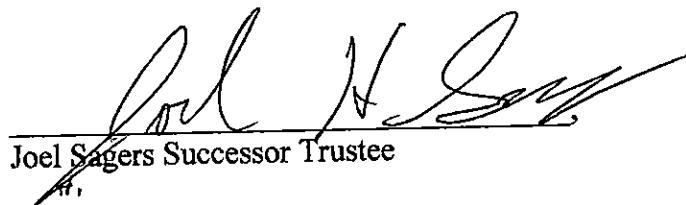
thence South 89°46'23" West 30.00 feet along the northerly Right of Way line of Erda Way;  
thence North 0°19'32" West 278.49 feet;  
thence North 86°15'13" East 30.05 feet to an existing barbed wire fence and the north south  
Quarter Section Line;  
thence South 0°19'32" East 280.34 feet along said fence and quarter section line to the northerly  
Right of Way line of Erda Way, and to the Point of Beginning.

Contains 1,571,339 square feet, or 36.07 acres.

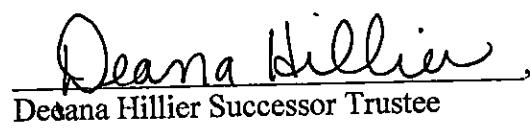




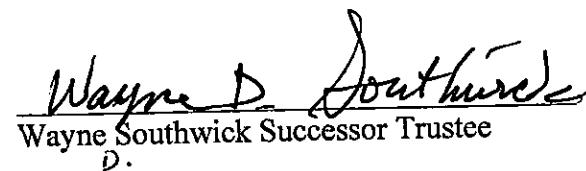
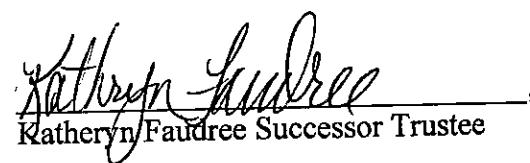
Jessica White Successor Trustee



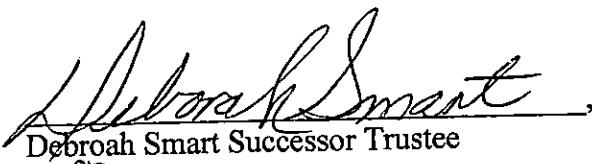
Joel Sagers Successor Trustee



Deana Hillier Successor Trustee


Wayne Southwick Successor Trustee  
D.


Katheryn Faudree Successor Trustee


Debroah Smart Successor Trustee  
D.

State of Utah

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) SS.

County of Tooele

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On the 8<sup>th</sup> day of October, 2024, personally appeared before me Joel Sagers Successor Trustee, under the Geraldine B. Sagers Sagers Family Living Trust, dated February 5, 2009 signer(s) of the within instrument who duly acknowledged to me that they executed the same.

My Commission Expires: 06-15-2025

Holly L. Gibson

Notary Public

Residing at Tooele, Utah

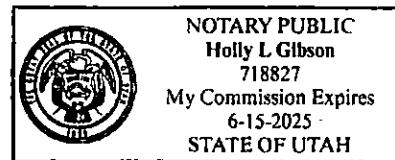
State of Utah

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) SS.

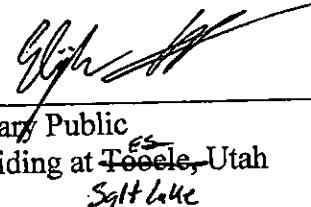
County of Tooele  
Salt Lake

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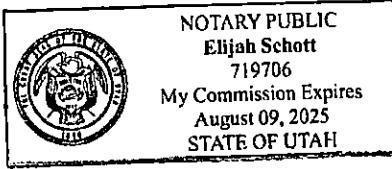


On the 7<sup>th</sup> day of October, 2024, personally appeared before me Jessica White Successor Trustee, under the Geraldine B. Sagers Sagers Family Living Trust, dated February 5, 2009 signer(s) of the within instrument who duly acknowledged to me that they executed the same.

My Commission Expires: 08/09/2025



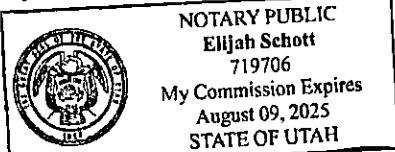
Notary Public

Residing at Tooele, Utah  
Salt Lake

State of Utah

) ) SS.  
)County of *Tooele*  
*Salt Lake*

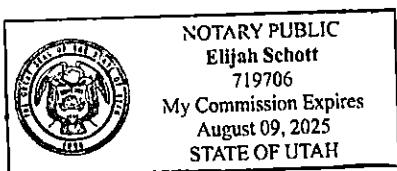
On the 7<sup>th</sup> day of October, 2024, personally appeared before  
 me ~~Deana~~ Hillier Successor Trustee, under the Geraldine B. Sagers Sagers Family Living Trust, dated  
 February 5, 2009 signer(s) of the within instrument who duly acknowledged to me that they  
 executed the same.

My Commission Expires: *08/09/2025*

State of Utah

Notary Public  
Residing at *Tooele*, Utah  
*Salt Lake*) ) SS.  
)County of *Tooele*  
*Salt Lake*

On the 7<sup>th</sup> day of October, 2024, personally appeared before  
 me Wayne Southwick Successor Trustee, under the Geraldine B. Sagers Sagers Family Living Trust,  
 dated February 5, 2009 signer(s) of the within instrument who duly acknowledged to me that they  
 executed the same.

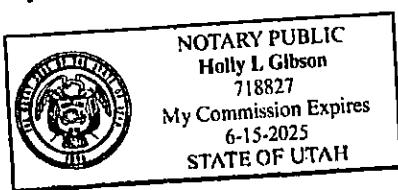
My Commission Expires: *08/09/2025*

State of Utah

Notary Public  
Residing at *Tooele*, Utah  
*Salt Lake*) ) SS.  
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County of Tooele

On the 8<sup>th</sup> day of October, 2024, personally appeared before  
 me Kathryn Faudree Successor Trustee, under the Geraldine B. Sagers Sagers Family Living Trust,  
 dated February 5, 2009 signer(s) of the within instrument who duly acknowledged to me that they  
 executed the same.

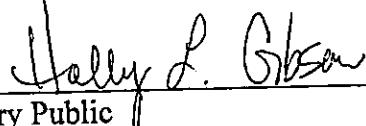
My Commission Expires: *6-15-25*Notary Public  
Residing at Tooele, Utah*Holly L. Gibson*

State of Utah

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County of Tooele

On the 8<sup>th</sup> day of October, 2024, personally appeared before  
me Deborah Smart Successor Trustee, under the Geraldine B. Sagers Sagers Family Living Trust,  
dated February 5, 2009 signer(s) of the within instrument who duly acknowledged to me that they  
executed the same.

My Commission Expires: 6-15-25

Notary Public  
Residing at Tooele, Utah

