

6683597

RECORDED AT THE REQUEST OF _____
at _____ M. FEE PAID _____
by _____ Dep. Book _____ Page _____ Ref. _____
Mail Tax Notice to Grantee: _____ Address 1880 Delann Lane
Salt Lake City, Utah 84121

WARRANTY DEED - H

BARBARA LEE PHELPS _____ grantor
of SALT LAKE CITY, _____, County of SALT LAKE _____, State of Utah, hereby
CONVEYS AND WARRANTS to
JLC INVESTMENTS

_____ grantee
of SALT LAKE CITY, COUNTY OF SALT LAKE, STATE OF UTAH for the sum of
TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATIONS

the following described tract of land in SALT LAKE County,
State of Utah:

PARCEL 1:

Commencing at a point 53.334 rods North along the section line from the West Quarter corner of Section 17, Township 4 South, Range 1 West, Salt Lake Base and Meridian, and running thence North along the section line 106.666 rods, more or less, to the Northwest corner of said section; thence East 80 rods to the Northeast corner of the Northwest Quarter of the Northwest Quarter; thence South 80 rods to the Southeast corner of said Quarter-Quarter; thence East 80 rods to the North-South center section line; thence South 26.666 rods; thence West 160.00 rods to the point of commencement.

Less and excepting therefrom the following:

Beginning at a point which is North 947.326 feet along the section line and East 1303.457 feet from the West Quarter corner of Section 17, Township 4 South, Range 1 West, Salt Lake Base and Meridian, thence East 1303.457 feet to a point on the centerline of said Section 17; thence North 00°45'38" East 408.227 feet along said centerline to the Southeast corner of the Northeast Quarter of the Northwest Quarter of said Section 17; thence South 89°59'09" West 1306.148 feet along said sixteenth line to the Southeast corner of the
SEE ATTACHED

WITNESS the hand of said grantor this 01 day of
July, A. D. 1997.

Signed in the Presence of) Barbara Lee Phelps
) BARBARA LEE PHELPS
) _____
) _____
) _____
) _____
) _____
) _____
) _____

STATE OF UTAH)
)
COUNTY OF Salt Lake)

On the 01 day of July, A. D. 1997,
personally appeared before me BARBARA LEE PHELPS

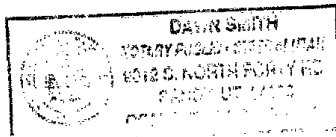
the signer of the within instrument, who duly acknowledged to me that she executed the same.

Commission Expires: 05/30/00

Notary Public

Residing At: Salt Lake City, Utah

GT #142999



77704PG2061

LEGAL DESCRIPTION:

Northwest Quarter of said Section 17; thence South 00°22'41" West 407.877 feet to the point of beginning.

PARCEL 2:

Together with a right of way over the West 50 feet of the Northwest quarter of the Southwest quarter and the West half of the Northwest quarter.

Together with a right of way over the East 50 feet of the Southeast quarter of the Northwest quarter and the Northeast quarter of the Southwest quarter.

Together with a right of way being 25 feet on each side of the following described centerline: Commencing at a point 53.334 rods North of the West quarter corner and running East 160 rods.

SUBJECT TO easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year 1997 and thereafter.

6483597
07/03/97 11:19 AM 13.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
GUARDIAN TITLE
EC BY:L NISH ,DEPUTY - WI

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