



ENT 70973:2015 PG 1 of 5
JEFFERY SMITH
UTAH COUNTY RECORDER
2015 Aug 05 3:30 pm FEE 18.00 BY SS
RECORDED FOR FIDELITY LAND & TITLE

Correction Warranty Deed

Grantor:
R&C BROADHEAD TRUST, DATED JANUARY 19, 1995
of: 2424 NORTH 800 WEST, GENOLA, UTAH 84655

hereby CONVEYS AND WARRANTS 10:

Grantee:
BRADY JAMES GURR,
A MAN AS HIS OWN AND SEPARATE PROPERTY
of: 205 NORTH 800 EAST, PAYSON, UTAH 84651

FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION
the following described tract of land within UTAH County, State of UTAH, to wit:

SEE ATTACHED EXHIBIT "A"
LEGAL DESCRIPTION

Together with all appurtenances thereunto belonging.

This deed is hereby made expressly subject to all existing and recorded restrictions, exceptions, reservations, easements, rights-of-way, conditions, and covenants of whatever nature, if any, and is expressly subject to all regulations, and restrictions, including statutes and other laws of municipal, county, or other governmental authorities applicable to and enforceable against the premises described herein. Grantor keeping and reserving unto themselves any and all water rights thereunto belonging.

SUBJECT TO MORTGAGES, TRUST DEEDS, LIENS AND ENCUMBRANCES DESCRIBED AS FOLLOWS:

NONE

***THE PURPOSE OF THIS CORRECTION WARRANTY DEED IS TO CORRECT THE LEGAL DESCRIPTION IN THAT CERTAIN WARRANTY DEED RECORDED 16 JULY 2015 AS ENTRY NO. 63533-2015 OF THE OFFICIAL RECORDS OF UTAH COUNTY AND MORE SPECIFICALLY THE DESCRIPTION OF THE POINT OF BEGINNING TO READ "729.02 FEET" INSTEAD OF "792.02 FEET"; SEE COPY ATTACHED AS "EXHIBIT 1."

Witness, the hand of said grantor, this 8-3-15 2015

Signed in the Presence of:

) Charlene Broadhead
) CHARLENE BROADHEAD,
) Trustee of the R&C Broadhead Trust
) _____
) _____
) _____

STATE OF UTAH)
COUNTY OF UTAH) ss

On the 8-3-15 appeared before me CHARLENE BROADHEAD, TRUSTSEE OF THE R&C BROADHEAD TRUST, DATED JANUARY 19, 1995, the signer of the within instrument, who duly acknowledged to me that she executed the same.

Dominique Andriamanantoa
NOTARY PUBLIC

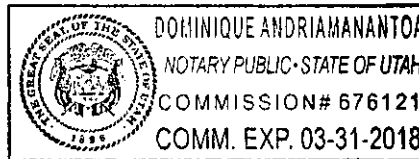


EXHIBIT "A"
LEGAL DESCRIPTION

BEGINNING AT A POINT ON AN EXISTING WIRE FENCE LINE, SAID POINT BEING SOUTH 01° 10' 43" WEST 729.02 FEET ALONG AN EXISTING WIRE FENCE AND SOUTH 00° 58' 45" WEST 592.23 FEET ALONG SAID WIRE FENCE TO AN EXISTING WIRE FENCE TEE AND NORTH 89° 59' 44" WEST 896.23 FEET ALONG AN EXISTING WIRE FENCE FROM THE SOUTHEAST CORNER OF SECTION 7, TOWNSHIP 9 SOUTH, RANGE 1 EAST SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE NORTH 89° 59' 44" WEST 399.02 FEET ALONG SAID WIRE FENCE TO AN EXISTING WIRE FENCE CORNER THENCE NORTH 00° 00' 29" WEST 1319.87 FEET ALONG SAID WIRE FENCE, THENCE NORTH 00° 54' 22" EAST 689.36 FEET ALONG AND BEYOND SAID WIRE FENCE TO AN EXISTING WIRE FENCE; THENCE SOUTH 89° 57' 35" EAST 384.14 FEET ALONG SAID WIRE FENCE TO AN EXISTING WIRE FENCE TEE; THENCE SOUTH 00° 07' 07" EAST 2008.91 FEET ALONG AND BEYOND SAID WIRE FENCE TO THE POINT OF BEGINNING.

TOGETHER WITH THE FOLLOWING STRAWBERRY VALLEY PROJECT (SVP) WATER, LOCATED IN THE SOUTHEAST CORNER OF SECTION 7, TOWNSHIP 9 SOUTH, RANGE 1 EAST SALT LAKE BASE AND MERIDIAN:

- SVP SERIAL NO 594.004 APPURTENANT TO 8.00 ACRES WITH 16.00 ACRE FEET OF SVP WATER
- SVP SERIAL NO 625.027 SUPPLEMENTAL TO 594.004 WITH .64 ACRE FEET OF SVP WATER

TOGETHER WITH THE FOLLOWING DESCRIBED EASEMENT:

FOR ACCESS AND UTILITIES TO THE ABOVE PROPERTY IS A 23-FOOT PERPETUAL EASEMENT, GRANTED MAY 30, 1997 AND RECORDED AS ENTRY 42979 ON THE OFFICIAL RECORDS OF UTAH COUNTY WHICH IS DESCRIBED AS FOLLOWS:

COMMENCING NORTH 01°18' 42" EAST 687.43 FEET FROM THE SOUTHEAST CORNER OF SECTION 7, TOWNSHIP 9 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN; THENCE NORTH 01°18' 42" EAST 23.00 FEET; THENCE NORTH 89°55' 54" WEST 1,324.84 FEET; THENCE SOUTH 01°18'42" WEST 23.00 FEET; THENCE SOUTH 89°55' 54" EAST 1,324.84 FEET TO THE POINT OF BEGINNING.

CONTAINING SEVEN TENTHS (0.7) OF AN ACRE MORE OR LESS.

TAX SERIAL NUMBER: 29-005-0022

ENT 63533:2015 PG 1 of 2
JEFFREY SMITH
UTAH COUNTY RECORDER
2015 Jul 16 1:55 PM FEE 13.00 BY ED
RECORDED FOR FIDELITY LAND & TITLE

EXHIBIT 1

Warranty Deed

Grantor:
R&C BROADHEAD TRUST, DATED JANUARY 19, 1995
of: 2424 NORTH 800 WEST, GENOLA, UTAH 84655

ENT 70973:2015 PG 4 of 5

hereby CONVEYS AND WARRANTS

ENT 70973:2015 PG 4 of 5
10:

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SUBJECT TO MORTGAGES, TRUST DEEDS, LIENS AND ENCUMBRANCES DESCRIBED AS FOLLOWS:

NONE

Witness, the hand of said grantor, this 15 JULY 2015

Signed in the Presence of:

Angie Anderson

)
) Charlene Broadhead
) CHARLENE BROADHEAD,
) Trustee of the R&C Broadhead Trust
) _____
) _____
) _____

STATE OF UTAH)
COUNTY OF UTAH) ss

On the 15 JULY 2015 appeared before CHARLENE BROADHEAD, TRUSTSEE OF THE R&C BROADHEAD TRUST, DATED JANUARY 19, 1995, the signer of the within instrument, who duly acknowledged to me that she executed the same.

[Signature]
NOTARY PUBLIC

LYLE T DUNCAN
NOTARY PUBLIC - STATE OF UTAH
COMMISSION # 677979
COMM. EXP. 05-27-2018

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