

Warranty Deed

William J. Kotter and Olive H. Kotter, his wife, and Robert H. Kotter and Mary Jean Kotter, his wife 15-8:2:A
grantor^s
of Brigham City, County of Box Elder, State of Utah,
hereby conveys and warrants in fee simple to the STATE ROAD COMMISSION OF UTAH,
Grantee for the sum of One Thousand, Five Hundred Seventy-six and no/100 Dollars,
the following described tract of land in Box Elder County, State of Utah, to-wit:

A tract of land for highway known as Project No. 15-8 situated in the E $\frac{1}{2}$ SE $\frac{1}{4}$, of Section 4, T. 9 N., R. 2 W., S.L.M. The boundaries of said tract of land are described as follows:

Beginning at a point on the south line of said Section 4, which point is approximately 878 ft. west from the SE. corner of said Section 4; thence East 487 ft., more or less, along said south line; thence N. 50° 18' 30" W. 6 ft., more or less; thence N. 29° 23' 30" W. 327.0 ft.; thence N. 05° 57' 30" W. 1121.8 ft. to a north boundary line of the grantors land; thence West 240.8 ft. along said north boundary line; thence S. 05° 57' 30" E. 1151.2 ft.; thence Southwesterly along a straight line to the point of beginning as shown on the official map of said project on file in the office of the State Road Commission of Utah. Above described tract of land contains 8.57 acres, more or less, of which 0.69 acre, more or less, is now occupied by the existing road. Balance 7.88 acres, more or less.

The grantors also hereby grant to the grantee permission to locate and construct within the grantors land and outside the limits of the highway right of way all irrigation and/or waste water ditches made necessary by the construction of said project. After the above described ditches are constructed, the grantee is thereafter relieved of all responsibility for the maintenance of said ditches.

Any and all water rights pertaining to the above described land are hereby reserved by the grantor, and the grantee shall not be liable for any water assessments now due or which shall become due.

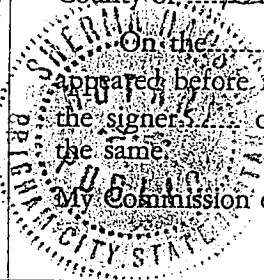


To enable the grantee to construct and maintain a public highway as a freeway, as contemplated by Chapter 63, Laws of Utah, 1945, the grantor hereby release and relinquish to the grantee any and all rights or easements appurtenant to the grantors remaining property by reason of the location thereof with reference to said highway, including, without limiting the foregoing, all rights of ingress to or egress from the grantors remaining property contiguous to the lands hereby conveyed, to or from said highway. **EXCEPTING** and reserving to the grantor, successors or assigns, the right of access to the nearest roadway of said highway over and across the right of way line for the section, which said section center at the point directly opposite Highway Engineer's Station.

WITNESS, the hand^s of said grantor^s, this First day of August, A. D. 1960

Signed in the presence of: William J. Kotter, Olive H. Kotter, Robert H. Kotter, Mary Jean Kotter

STATE OF UTAH
County of Box Elder ss.



On the 1st day of August, A. D. 1960, personally appeared before me William J. Kotter and Olive H. Kotter, his wife; Robert H. Kotter and Mary Jean Kotter, his wife the signers of the within instrument, who duly acknowledged to me that they executed the same.
My Commission expires April 8, 1961
Sherma Hansen
Notary Public
Residing in Brigham City Utah