

5982 S. 1900 W.
Roy, Utah 84067

BOOK 1244 PAGE 729

C O R R E C T E D
SPECIAL WARRANTY DEED

BANK OF UTAH, a Corporation, and LEONARD HOWES and NORA B. HOWES, his wife, Grantors, of Ogden, Utah, hereby CONVEY and WARRANT against all claiming, by through or under them, to LEONARD HOWES and NORA B. HOWES, his wife, as joint tenants, Grantees, for the sum of TEN DOLLARS (\$10.00) and other valuable considerations -----DOLLARS, the following described tract of land in Weber County, State of Utah:

A part of the East Half of Section 18, Township 5 North, Range 1 West, Salt Lake Base and Meridian, described as follows:

Commencing at a point which is West, 1320 feet, more or less, from the Southeast Corner of said Section 18, being a point on the West right-of-way line of the Union Pacific Railroad, and Northwesterly along said Railroad right-of-way, 1564.59 feet to a six-inch water line valve box, being the Northeast Corner of Parcel A; thence following along a six-inch water line S 87° 26' 22" W, 830.13 feet to the centerline of the Davis and Weber Counties Canal Mill Run; thence North, 60 feet to the center of a diversion gate; thence continuing North, 510 feet along said centerline of the Mill Run; thence N 1° 57' E, 160 feet, more or less; thence East, 606 feet to a point on the West line of the Union Pacific Railroad right-of-way; thence Southeasterly along said right-of-way, 508.78 feet; thence N 74° 04' E, 50 feet; thence Southeasterly along said Railroad right-of-way, 224 feet, more or less, to the point of beginning.

SUBJECT to the following perpetual easement and right-of-way over and across the above described premises in favor of Bank of Utah and its successors in interest, to-wit:

A part of the East Half of Section 18, Township 5 North, Range 1 West, Salt Lake Base and Meridian, U. S. Survey, described as follows: Commencing at a point which is West, 1320 feet, more or less, from the Southeast Corner of said Section 18, being a point on the West right-of-way line of the Union Pacific Railroad, and Northwesterly along said Railroad right-of-way 1789 feet, more or less, to the true point of beginning; thence S 74° 04' W, 50 feet; thence Southeast parallel to said Union Pacific Railroad right-of-way, 220 feet, more or less, to the centerline of the existing pipe line (South line of Parcel B); thence N 87° 26' 22" E, 50 feet, more or less, to the Westerly line of said Railroad right-of-way; thence Northwesterly along the Westerly Railroad right-of-way line 224 feet, more or less, to the true point of beginning.

TOGETHER with and subject to any and all easements and right-of-ways in any way appertaining to the above-described premises.

ALSO:

A part of the East Half of Section 18, Township 5 North, Range 1 West, Salt Lake Base and Meridian, described as follows:

Commencing at a point which is West, 1370 feet, more or less, from the Southeast Corner of said Section 18, being a point on the West right-of-way line of the Union Pacific Railroad, and Northwesterly along said Railroad right-of-way, 1564.59 feet and S 87° 26' 22" W, 830.13 feet and West, 30 feet to the approximate West line of the Davis and Weber Counties Canal Mill Run, being the Southeasterly Corner of Parcel C; thence West, 13.03 feet to the West line of the Southeast Quarter of Section 18; thence North, 1197.11 feet to the Southwest Corner of the Northeast Quarter of said Section 18, Township 5 North, Range 1 West (assuming 2640 feet for the Quarter Section distance); thence continuing North, 804 feet, more or less, along the Quarter Section line; thence S 76° 00' E, 310 feet, more or less, to the West line of the Canal; thence Southwest and West along the approximate West bank of the Canal to the point of beginning.

Together with and subject to any and all easements and right-of-ways in any way appertaining to the above-described premises.

WITNESS whereof Bank of Utah, a corporation, and LEONARD HOWES and NORA B. HOWES, his wife, have caused the foregoing instrument to be executed this 23 day of April, 1978.

BANK OF UTAH, a Corporation

By: V. Ray Kennedy
V. Ray Kennedy
Senior Vice President

ATTEST:

By: Gary M. Peterson
Gary M. Peterson
Trust Officer

Leonard Howes
LEONARD HOWES

Nora B. Howes
NORA B. HOWES

STATE OF UTAH)
) ss
County of Weber)

On the 23 day of April, 1978, personally appeared before me V. RAY KENNEDY and Gary R. Peterson, who being by me duly sworn, did say that they are the Vice President and Trust Officer respectively of the Bank of Utah, a Corporation, and that said instrument was signed in behalf of said corporation by authority of a resolution of its board of Directors and the said V. Ray Kennedy and Gary R. Peterson acknowledged to me that said corporation executed the same.

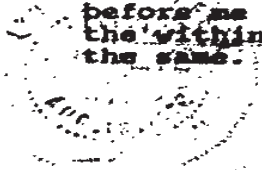
My Commission Expires: 3/21/82

Paul Peterson
NOTARY PUBLIC
Residing in: Capitan, Utah

1244 731

STATE OF UTAH)
) SS.
County of Weber)

On the 10 day of April, A.D. 1978, personally appeared before me LEONARD HOWES and NORA B. HOWES, his wife, the signers of the within instrument, who duly acknowledged to me that they executed the same.



Leonard Howes
NOTARY PUBLIC
Residing at: St. George

My Commission Expires:
Aug. 13, 1978

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\$6.50

Nora B. Howes
APR 25 PM 2 38

Paula Breese

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