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RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
03/21/2017 01:13 PM  
FEE \$14.00 Pgs: 2  
DEP RT REC'D FOR FADEL LAW FIRM

Mail Tax Notice To:  
Rick Fadel  
1086 South 200 East  
Farmington, UT 84025

## WARRANTY DEED

**RAYMOND K. FADEL, JR., as Trustee of the RAYKAY TRUST, also known as the RAYKAY TRUST, dated April 23, 1970,**

of Bountiful, County of Davis, State of Utah, hereby  
Conveys and Warrants to

Grantor,

**RAYMOND K. FADEL, JR., CALVIN K. FADEL, and CYNTHIA FLEMING, as tenants in common and not as joint tenants,**

of Bountiful, County of Davis, State of Utah,

Grantee,

for the sum of Ten and 00/100 Dollars and other good and valuable consideration, the following described tract of land located in Davis County, State of Utah, and more particularly described as follows:

**BEG AT A PT S 88<sup>45</sup>57' E 80 FT FR THE NE COR OF LOT 107, HILLSIDE SUB PLAT B, SD NE COR BEING S 88<sup>45</sup>57' E 735.61 FT FR THE NW COR OF THE NE 1/4 OF SEC 20-T2N-R1E, SLM; & RUN TH S 88<sup>45</sup>57' E 35.64 FT; N 9<sup>37</sup> W 37.05 FT; TH N 89<sup>45</sup>30" E 468.75 FT TO A PT 46.73 FT N & 80 RODS E OF THE NW COR OF THE NE 1/4 OF SD SEC 20; TH S 498.73 FT, M/L, TO THE N LINE OF NORTHERN HILLS DRIVE; TH W'L Y ALG THE N LINE OF SD STR TO A PT 80.38 FT E OF THE SE COR OF LOT 10, HILLSIDE SUB; TH W 80.38 FT TO THE E LINE OF SD LOT 110; TH N ALG THE E LINE OF SD LOT 110, 85 FT; TH E 86.49 FT; TH N 9<sup>36</sup> W 86.49 FT; TH W 78.95 FT TO THE E LINE OF LOT 108, HILLSIDE SUB; TH N 271.97 FT, M/L, TO POB. CONT. 5.26 ACRES.**

**ALSO: COM AT SE COR OF LOT 109, HILLSIDE SUB A PART OF SEC 20-T2N-R1E, SLM; TH E 94.89 FT, M/L, TO CENTERLINE OF WEBER BASIN AQUEDUCT; TH N 9<sup>36</sup> W 86.49 FT; TH W 78.95 FT, M/L, TO A PT N OF POB; TH S 85 FT TO POB. CONT. 0.18 ACRES.**

**ALSO: BEG AT A PT WH IS S 88<sup>45</sup>57' E 851.25 FT FR THE S 1/4 COR OF SEC 17-T2N-R1E, SLM; & RUN TH N 9<sup>37</sup> W 37.06 FT; TH N 89<sup>45</sup>30" E 210.56 FT, M/L; TH S 9<sup>36</sup> E 37.05 FT, M/L, TO A PT E OF THE POB; TH W 210.56 FT, M/L, TO POB. CONT. 0.20 ACRES TOTAL ACREAGE 5.64 ACRES.**

Parcel Number: 04-002-0133

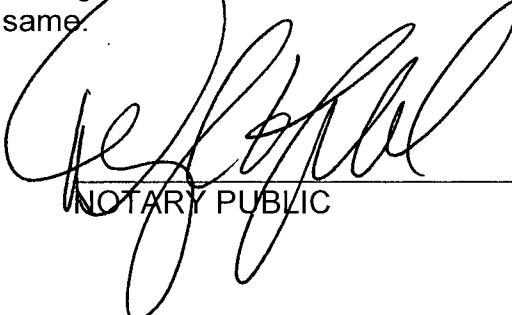
Warranty Deed  
Parcel Number: 04-002-0133  
Page 2

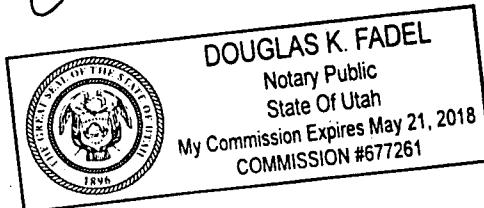
WITNESS, the hand of said Grantor this 9<sup>th</sup> day of March, 2017.

  
RAYMOND K. FADEL, JR., Trustee

STATE OF UTAH :  
: ss.  
COUNTY OF DAVIS :

On the 9<sup>th</sup> day of March, 2017, personally appeared before me RAYMOND K. FADEL, JR., Trustee of the RAYKAY TRUST, also known as the RAYKAY TRUST, dated April 23, 1970, the signer of the within instrument, who duly acknowledged to me that he executed the same.

  
NOTARY PUBLIC



Mail Tax Notice To:  
RICK FADEL  
1086 S. 200 E.  
Farmington, Utah 84025

## PERSONAL REPRESENTATIVE'S DEED

THIS DEED is made by BARBARA FADEL, as Personal Representative of the Estate of CALVIN K. FADEL, Deceased,

to  
Grantor,

BARBARA FADEL, Trustees of the CAL AND BARBARA FADEL LIVING TRUST, dated August 11, 2009,

Grantee.

WHEREAS, Grantor is the qualified personal representative of the Estate of CALVIN K. FADEL, Case No. 213700446 in the Second Judicial District Court for Davis County, Utah;

THEREFORE, for valuable consideration received, Grantor transfers and conveys to Grantee all of the estate's interest in the following described real property in Davis County, Utah:

**BEG AT A PT S 88<sup>45</sup>7' E 80 FT FR THE NE COR OF LOT 107, HILLSIDE SUB PLAT B, SD NE COR BEING S 88<sup>45</sup>7' E 735.61 FT FR THE NW COR OF THE NE 1/4 OF SEC 20-T2N-R1E, SLM; & RUN TH S 88<sup>45</sup>7' E 35.64 FT; N 9<sup>45</sup>37' W 37.05 FT; TH N 89<sup>45</sup>30" E 468.75 FT TO A PT 46.73 FT N & 80 RODS E OF THE NW COR OF THE NE 1/4 OF SD SEC 20; TH S 498.73 FT, M/L, TO THE N LINE OF NORTHERN HILLS DRIVE; TH W'LY ALG THE N LINE OF SD STR TO A PT 80.38 FT E OF THE SE COR OF LOT 10, HILLSIDE SUB; TH W 80.38 FT TO THE E LINE OF SD LOT 110; TH N ALG THE E LINE OF SD LOT 110, 85 FT; TH E 86.49 FT; TH N 9<sup>45</sup>36' W 86.49 FT; TH W 78.95 FT TO THE E LINE OF LOT 108, HILLSIDE SUB; TH N 271.97 FT, M/L, TO POB. CONT. 5.26 ACRES.**

**ALSO: COM AT SE COR OF LOT 109, HILLSIDE SUB A PART OF SEC 20-T2N-R1E, SLM; TH E 94.89 FT, M/L, TO CENTERLINE OF WEBER BASIN AQUEDUCT; TH N 9<sup>45</sup>36' W 86.49 FT; TH W 78.95 FT, M/L, TO A PT N OF POB; TH S 85 FT TO POB. CONT. 0.18 ACRES.**

**ALSO: BEG AT A PT WH IS S 88<sup>45</sup>7' E 851.25 FT FR THE S 1/4 COR OF SEC 17-T2N-R1E, SLM; & RUN TH N 9<sup>45</sup>37' W 37.06 FT; TH N 89<sup>45</sup>30" E 210.56 FT, M/L; TH S 9<sup>45</sup>36' E 37.05 FT, M/L, TO A PT E OF THE POB; TH W 210.56 FT, M/L, TO POB. CONT. 0.20 ACRES TOTAL ACREAGE 5.64 ACRES.**

Parcel Number: 04-002-0133

WITNESS, the hand of said Grantor this 26<sup>th</sup> day of July, 2021.

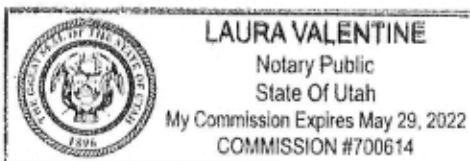
Barbara Fadel  
BARBARA FADEL,  
Personal Representative

STATE OF Utah :  
:ss.

COUNTY OF Davis :

On the 26<sup>th</sup> day of July, 2021, personally appeared before me, BARBARA FADEL, Personal Representative of the Estate of CALVIN K. FADEL, the signer of the within instrument, who duly acknowledged to me that she executed the same.

Laura Valentine  
NOTARY PUBLIC





Douglas K. Fadel (6726)  
Jeffrey R. Mathis (15670)  
THE FADEL LAW FIRM  
170 West 400 South  
Bountiful, Utah 84010  
Telephone: (801) 294-7777  
douglas@fadellaw.com  
Attorneys for Applicant

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IN THE SECOND JUDICIAL DISTRICT COURT FOR  
DAVIS COUNTY, STATE OF UTAH

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IN THE MATTER OF:	LETTERS TESTAMENTARY
CALVIN K. FADEL, Deceased	Probate No: 213700446 Judge: Hon. Ronald Russell

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1. BARBARA FADEL was duly appointed and qualified as general personal representative of the estate of the above named decedent on the day listed above, by the Court, with all authority pertaining thereto.

2. Administration of the estate is unsupervised.

These letters are issued to evidence the appointment, qualification, and authority of the said personal representative.

WITNESS, my signature and Seal of this Court.

DATED AND SIGNED ABOVE BY THE COURT

Mail Tax Notice To:  
Cynthia F. Fleming  
435 S 1200 E  
Salt Lake City, UT 84102

## WARRANTY DEED

**CYNTHIA FLEMING,**

Grantor,

of Salt Lake City, County of Salt Lake, State of Utah, hereby

Conveys and Warrants to

**CYNTHIA FLEMING, or successors, as Trustees of the CYNTHIA FLEMING LIVING TRUST, dated March 28, 2022,**

Grantee,

of Salt Lake City, County of Salt Lake, State of Utah,

for the sum of Ten and 00/100 Dollars and other good and valuable consideration, the following described tract of land located in Davis County, State of Utah, and more particularly described as follows:

**BEG AT A PT S 88<sup>45</sup>' E 80 FT FR THE NE COR OF LOT 107, HILLSIDE SUB PLAT B, SD NE COR BEING S 88<sup>45</sup>' E 735.61 FT FR THE NW COR OF THE NE 1/4 OF SEC 20-T2N-R1E, SLM; & RUN TH S 88<sup>45</sup>' E 35.64 FT; N 9<sup>37</sup>' W 37.05 FT; TH N 89<sup>45</sup>' E 468.75 FT TO A PT 46.73 FT N & 80 RODS E OF THE NW COR OF THE NE 1/4 OF SD SEC 20; TH S 498.73 FT, M/L, TO THE N LINE OF NORTHERN HILLS DRIVE; TH W'L Y ALG THE N LINE OF SD STR TO A PT 80.38 FT E OF THE SE COR OF LOT 10, HILLSIDE SUB; TH W 80.38 FT TO THE E LINE OF SD LOT 110; TH N ALG THE E LINE OF SD LOT 110, 85 FT; TH E 86.49 FT; TH N 9<sup>36</sup>' W 86.49 FT; TH W 78.95 FT TO THE E LINE OF LOT 108, HILLSIDE SUB; TH N 271.97 FT, M/L, TO POB. CONT. 5.26 ACRES.**

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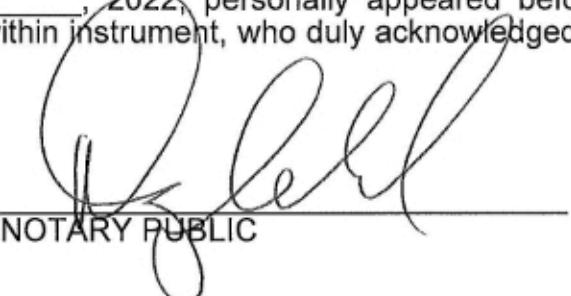
Parcel Number: 04-002-0133

WITNESS, the hand of said Grantor this 28<sup>th</sup> day of March, 2022.

  
\_\_\_\_\_  
CYNTHIA FLEMING

STATE OF UTAH :  
Salt Lake : ss.  
COUNTY OF DAVIS :

On the 28<sup>th</sup> day of March, 2022, personally appeared before me  
CYNTHIA FLEMING, the signer of the within instrument, who duly acknowledged to me  
that she executed the same.

  
\_\_\_\_\_  
NOTARY PUBLIC



DOUGLAS K. FADEL

Notary Public  
State Of Utah

My Commission Expires May 30, 2022  
COMMISSION # 700654