

E 3396172 B 7793 P 736-739  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
07/01/2021 12:04 PM  
FEE \$0.00 Pgs: 4  
DEP RTT REC'D FOR UTAH DEPT OF TRANSPORTATION

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

RETURNED

JUL 01 2021

## Quit Claim Deed

Correction Instrument

(CITY)

Davis County

Tax ID No. 11-022-0027

PIN No. 13821

Project No. S-0089(406)398

Parcel No. 0089:505:T

Town of Layton, also known as Layton City Corporation, a municipal corporation of the State of Utah, Grantor, hereby QUIT CLAIMS to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described tract of land in Davis County, State of Utah, to-wit:

**Note:** This instrument is given to correct that certain Quit Claim Deed as recorded as Entry No. 3315774 in Book 7638 at Pages 4067-4070 in the office of the Davis County Recorder, Utah. The Quit Claim Deed was recorded with the pages out of order.

Two tracts of land in fee, being all of an entire tract of property situate in the NE1/4 SE1/4 and the SE1/4 NE1/4 of Section 23 and the NW1/4 SW1/4 of Section 24, Township 4 North, Range 1 West, Salt Lake Base and Meridian, for the widening of existing US-89, known as Project No. S-0089(406)398. The boundaries of said tract of land are described as follows:

Beginning at a point 296.9 feet West from the East quarter corner of Section 23, Township 4 North Range 1 West, Salt Lake Base and Meridian and running thence West 217.5 feet; thence North 11°35' West 171.0 feet; thence South 88°10' East 220.0 feet; thence South 11°15' East 164.0 feet to the point of beginning

Also:

Beginning at the Northeast corner of the Southeast quarter of Section 23, Township 4 North, Range 1 West, Salt Lake Base and Meridian, and running thence East 35 feet to the westerly line of U.S. Highway; thence South 1°26' East along said westerly line of

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Highway 1100.9 feet; thence South 88°34' West 350 feet; thence North 11°35' West 1132.50 feet to the North line of said quarter section; thence East 514.4 feet to the Northeast corner of said quarter Section and beginning.

LESS and excepting the following:

Beginning at the intersection of the westerly right-of-way and limited-access line of said US-89 and southerly right-of-way line of Oak Hills Drive, which point is located S.00°12'30"W. 525.35 feet along the east line of said Section 23, and east 11.94 feet from the Northeast corner of the Southeast quarter of said Section 23, and running thence S.01°35'18" E. 577.22 feet along said westerly right-of-way and no-access line of US-89; thence S. 88°46'36" W. 60.00 feet; thence N. 32°56'53" W. 588.28 feet to a point on the east boundary line of Fernwood Hollow No. 4 Subdivision as recorded with the office of the Davis County Recorder; thence N. 11°35'00" W. 81.26 feet along said east boundary line to a point on the said south line of said Oak Hills Drive; thence N. 89°14'43" E. 380.29 feet to the point of beginning. The above described parcel of land contains 135,860 square feet or 3.12 acres in area, more or less.

Reserve to the Grantor a thirty foot (30') temporary access easement to be located along the west property line, which easement shall expire and be extinguished upon the commencement of road construction for the widening of US-89.

A tract of land for a county road known as project no. S-0119(2) situated in the NE 1/4 SE 1/4 of Section 23 and in the NW 1/4 SW 1/4 of Section 24, T4N, R1W, S. L. M said tract of land is contained within two side lines parallel to and at distances of 75.0 ft. northerly and 75.0 ft. southerly from the center line of survey of said project. Said center line is described as follows:

Beginning at the intersection of the existing westerly right of way line of highway U.S. 89 and said center line of survey at engineers station 0+85 which point is 433.5 ft. south and 42.7 ft. east from the west quarter corner of said Section 24; thence S. 88°06' W. 428.0 ft, more or less, to the intersection of said center line of survey at engineers station 5+13 and the westerly boundary line of the grantor's land, which point is 447.7 ft. south and 385.1 ft. west from the W 1/4 corner of said Section 24 as shown on the official map of said project on file in the office of the Davis County Recorder.

Two parcels of land in fee for an expressway known as Project No. 030-1, being parts of an entire tract of property, situate in the NW1/4SW1/4 of Section 24, T.4N., R.1W., S.L.B.&M. The boundaries of said parcels of land are described as follows:

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Beginning at the intersection of the northerly boundary line of said entire tract and the westerly limited-access line of the existing U.S. Highway No. U.S. 89, which point is 35 ft. east from the NE. corner of the SE1/4 of Section 23; thence S. 1°52' E. 354.2 ft. along said westerly limited-access line; thence S. 88°07'30"W. 25 ft., more or less, along the north right of way line of Gentile Street; thence N. 1°52' W. 354.3 ft. along a line parallel to and 110.0 ft. distant westerly from the center line of said project; thence East 25 ft., more or less, along said northerly boundary line to the point beginning.

ALSO:

Beginning at the intersection of the southerly boundary line of said entire tract of property and the westerly limited-access line of the existing Highway No. U.S. 89 at a point 85.0 ft. perpendicularly distant westerly from the center line of said highway at Engineer Station 209+66, which point is approximately 35 ft. east along the north line of said entire tract and S. 1°52' E. 1100.9 ft. along said westerly limited-access line from the NE. corner of the SE1/4 of Section 23; thence West 25 ft., more or less, along said southerly boundary line of said entire tract; thence N. 1°52' W. 596.6 ft. along a line parallel to and 110.0 ft. distant westerly from said center line; thence N. 88°07'30" E. 25 ft., more or less, along the south right of way line of Gentile Street; thence S. 1°52' E. 596.7 ft. along said westerly limited-access 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. The above described parcels of land contain 0.55 acre, more or less.

Tax ID No. 11-022-0072

BEG ON S LINE OF GRANTORS LAND & W LINE OF PPTY CONV TO STATE ROAD COMMISSION IN 407-526 AT A PT 35 FT E & S 1°52' E 1100.9 FT & W 25 FT & S 88°46'36" W 60.00 FT FR NE COR OF SE 1/4 SEC 23-T4N-R1W, SLM; TH N 32°56'53" W 588.28 FT TO A PT ON THE E BNDRY LINE OF FERNWOOD HOLLOW NO 4 SUB; TH S 11°35' E 518.15 FT, M/L, TO A PT W OF BEG; TH E 265 FT, M/L, TO POB. CONT. 1.88 ACRES (NOTE: THIS REMAINING LEGAL WAS WRITTEN IN THE DAVIS COUNTY RECORDER'S OFFICE FOR I.D. PURPOSES. IT DOES NOT REFLECT A SURVEY OF THE PROPERTY.)

The above combined described tracts of land contains 198,923 square feet in area or 4.567 acres.

**IN WITNESS WHEREOF**, said Town of Layton, also known as Layton City Corporation has caused this instrument to be executed by its proper officers thereunto duly authorized, this 1<sup>st</sup> day of June, A.D. 2021.

STATE OF UTAH                     )  
  ) ss.  
COUNTY OF                     )

Town of Layton, also known as Layton City Corporation

By Joy Petro  
Joy Petro

On the date first above written personally appeared before me, Joy Petro, who, being by me duly sworn, did say that she is the Mayor of Town of Layton, also known as Layton City Corporation, a municipal corporation of the State of Utah, and that the within and foregoing instrument was signed in behalf of said municipal corporation by authority of a resolution adopted at a regular meeting of the City Council held on the February 6<sup>th</sup> of February A.D. 2021, and said acknowledged to me that said municipal corporation executed the same.

**WITNESS** my hand and official stamp the date in this certificate first above written:

Tori L. Campbell  
Notary Public

