

6573825

When recorded, mail to:

Allan T. Brinkerhoff, Esq.
RAY, QUINNEY & NEBEKER
79 S. Main Street, #400
P.O. Box 45385
Salt Lake City, UT 84145-0385

Mail tax notice to:

Joel T. Burke, Esq.
420 Broadway
P.O. Box 459
Imperial, NE 69033

02/18/97 11:11 AM 6573825 17.00
NANCY WORKMAN
RECORDER, SALT LAKE COUNTY, UTAH
RAY, QUINNEY & NEBEKER
REC BY:D KILPACK ,DEPUTY - MP

**DEED OF DISTRIBUTION
BY PERSONAL REPRESENTATIVE**

THIS DEED is made by Allan T. Brinkerhoff, as Personal Representative of the estate of Fuller B. Bailey, deceased, Grantor, to Edward B. Burke, James E. Burke, III, Katherine E. Campbell, Patricia B. Harrison, and Susanna A. Smith, Grantees;

WHEREAS, Grantor is the qualified Personal Representative of said estate, filed as Probate Number 953900644 ES in Salt Lake County, Utah;

WHEREAS, Grantees are entitled to distribution of the hereinafter described real property;

THEREFORE, for valuable consideration received, Grantor quitclaims, transfers, and conveys to Edward B. Burke, whose address is P.O. Box 370, Imperial, Nebraska, 69033, an undivided one-third (1/3) interest; to James E. Burke, III, whose address is 2726 Imperial Ridge Drive, Loveland, Colorado, 80537, an undivided one-ninth (1/9) interest; to Katherine E. Campbell, whose address is 2135 Broadway, Grand Junction, Colorado, 80537, an undivided one-ninth (1/9) interest; to Patricia B. Harrison, whose address is HCR 75, Box 480, Redart, Virginia, 23076, an undivided one-third (1/3) interest; and to Susanna A. Smith, whose address is P.O. Box 373, Imperial, Nebraska, an undivided one-ninth (1/9) interest, as tenants in common and not as joint tenants, Grantees, in the following described real property in Salt Lake County, Utah:

BEGINNING at a point South 0°13' West 187.09 feet and North 87°59'36" West 117.80 feet from the Northeast corner of Section 6, Township 2 South, Range 1 East, Salt Lake Base & Meridian; thence North 87°59'36" West 235 feet; thence South 6°33'40" East 53.83 feet; thence South 5°30' West 53 feet; thence South 11° West 24.50 feet; thence by a curve to the left (radius South 79° East 13.50 feet) a distance of 22.79 feet; thence South 85°42'36" East 226.26 feet; thence North 0°13' East 155.02 feet to beginning;

ALSO BEGINNING at a point South 0°13' West 187.09 feet and North 87°59'36" West 362.80 feet from the Northeast corner of Section 6, Township 2 South, Range 1 East, Salt Lake Base & Meridian, thence North 87°59'36" West 55 feet; thence South 3°48'04" West 81.27 feet; thence South 69° East 65.5 feet; thence North 5°30' East 49 feet; thence North 6°45'21" West 54.60 feet to beginning.

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LESS the North 20 feet of the two parcels of land described above and subject to a corresponding right-of-way over the North 20 feet of the property situated between the two described parcels and a corresponding right-of-way in and to said 20 feet of land from the present gateway and entrance to Old Farm on 7th East Street through and over the main driveway running west from said 7th East Street as described and more fully set forth in that certain Warranty Deed on file and of record in the Salt Lake County Recorder's Office as Entry No. 4662778 at Book 6055, Page 2063.

ALSO RIGHT-OF-WAY over the property situate between the two above described parcels of land and also a right-of-way in and to said tract of land from the present gate-way and entrance on 7th East Street through and over the main driveway running West from 7th East Street to said premises.

SUBJECT TO a right of occupancy in said property in and to LaVon Hill, whose address is 641 East 4128 South, Salt Lake City, Utah, in accordance with the terms of Fuller B. Bailey's Last Will and Testament dated February 17, 1989, a copy of which may be obtained from the Third Judicial District Court of Salt Lake County, State of Utah, Probate No. 953900644 ES.

Allan T. Brinkerhoff

Allan T. Brinkerhoff, Personal
Representative of the Estate of
Fuller B. Bailey, deceased.

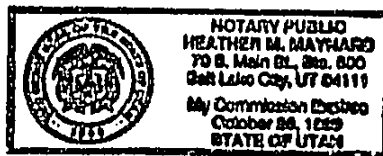
STATE OF UTAH)
: ss.
COUNTY OF SALT LAKE)

On the 28th day of January, 1997, personally appeared before me Allan T. Brinkerhoff as Personal Representative of the estate of Fuller B. Bailey, and as signer of the foregoing instrument, who duly acknowledged to me that he executed the same.

Heather M. Maynard
Notary Public
Residing at: Salt Lake

My Commission Expires:

October 26, 1999



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