## 28472

WARRANTY DEED

SPRINGVILLE CITY, a Municipality of the State of Utah, with its principal office at 50 South Main Street, Springville, Utah, Grantor, hereby conveys and warrants to MACA SUPPLY COMPANY INC., a corporation, of Mountain Springs Parkway, Springville, Utah, Grantee, for the sum of FIFTEEN THOUSAND TWO HUNDRED DOLLARS (\$15,200.00), the following described parcel of land located within Springville City Industrial Park in Springville, Utah County, State of Utah, to wit:

Beginning at a point on the South right-of-way line of Industrial Park Road, which point is South 1310.75 feet and West 2499.12 feet from the South Quarter corner of Section 20, Township 7 South, Range 3 East, Salt Lake Base and Meridian; thence North 82°26'59" West along said right-of-way line and the extension thereof 502.03 feet; thence South 0°08'29" East 241.71 feet; thence South 72°42'30" East 476.53 feet; thence North 07°33'01" East 320.00 feet to the point of beginning. Containing 3.04 acres. Basis to the point of beginning. Containing 3.04 acres. Basis of bearing is occupying the South Quarter corner of said Section 20 and backsiding Spanish Fork Peak with a bearing of South 37°07'00" East. • East

GRANTOR reserves to itself a public utility easement 20.00 feet wide on the Southerly edge of said parcel and a public utility easement 15.00 feet wide on the Westerly and Easterly edges of said parcel.

SUBJECT, however, to the protective covenants adopted by Springville City on October 5, 1976, and recorded October 7, 1976, as Entry No. 26007 in Book 1504, pages 87-95 of the records of the Utah County Recorder, and as corrected December 20, 1977, and recorded May 4, 1978, as Entry No. 17026 in Book 1643, Pages 177-178, of the records of the Utah County Recorder, and also subject to rights of way and easements of record or which are visible on inspection of the premises. of the premises.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed by its duly authorized officers this  $/\sqrt{S}$  day of September, 1984.

SPRINGVILLE CITY, a Municipality, • Attest Recorder 2 Ħ.

STATE OF UTAH

SS.

COUNTY OF UTAH

On this /3 day of September, 1984, personally appeared before me J. Brent Haymond and Verl S. Dallin, who being each duly sworn, say that they are the Mayor and City Recorder, respectively, of Springville City, a Municipality of the State of Utah, and that the foregoing Warranty Deed was signed on behalf of Springville City by authority of a resolution of the City Council, and each duly acknowledged to me that they executed the same on behalf of the city.

Notary Public

Residing At: | Springfully | Utal. 6. 4 Commission Expires:

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