

RETURNED

JAN 20 1998

When Recorded, Please Mail to:
Matthew V. Hess, Esq.
703 North Stoneman Avenue, Ste A
Alhambra, CA 91801

E 1/2 13 3N-1W
08-052-0164

E 1479299 B 2432 P 708
SHERYL L. WHITE, DAVIS CNTY RECORDER
1997 JAN 20 3:01 PM FEE 12.00 REP AC
REC'D FOR HESS, VINCE C.

QUIT-CLAIM DEED

Steven T. Hess, grantor, of Beaverhead County, Montana, hereby quit-claims to Vince C. Hess and Suzanne L. Hess, as tenants in common, grantees, of Davis County, Utah, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, all right, title and interest in that certain option to purchase one-half (1/2) acre, as reserved in that Warranty Deed recorded December 29, 1995, as Entry No. 1219836, in Book 1952, Page 2186, in the official records of Davis County, Utah, which option pertains to the following described tract of land in Farmington, Davis County, Utah, to wit:

A part of the North half of Section 13, Township 3 North, Range 1 West, Salt Lake Meridian: Beginning at a point which is South 89°32'27" East 461.09 feet from the center of said Section 13, and running thence North 73°16'20" East 31.99 feet; thence North 28°10'09" East 54.56 feet; thence North 72°28' West 15.99 feet; thence North 11°31'43" East 91.0 feet; thence North 24°42'50" East 151.15 feet; thence South 89°07'15" East 849.68 feet to the West line of State Road 106; thence South 33°01'58" East 220.11 feet; thence North 88°37'15" West 143.80 feet; thence South 1°22'45" West 114.90 feet to an existing fence; thence two courses along said fence as follows: North 89°24' West 935.05 feet and North 44°57'26" West 14.96 feet to the point of beginning.

SUBJECT TO a 20 foot right of way and easement to be used in common with the grantors, for installation, replacement, repair and maintenance of an underground pipeline, and for overhead and/or underground power lines as the Grantee shall deem necessary and/or desirable to serve and provide for transmission to and from a well, and for the rights of ingress and egress necessary and convenient for such purposes, being 10.0 feet on each side of and parallel to the following described centerline: Beginning at a point South 89°52'45" West 20.0 feet along the Quarter Section line and North 0°01'47" East 12.18 feet from the center of said Section 13, and running thence South 89°19' East 485.0 feet; thence South 77°12' East 49.98 feet; thence South 89°24' East 1106.15 feet to the Westerly line of State Road 106, with the Northerly and Southerly lines of said 20.0 foot strip being extended or shortened to reach the points of terminus of said easement as herein set forth, as reserved in Warranty Deed recorded April 8, 1992, as Entry No. 966693, in Book 1486, Page 254 of Official Records.

E 1479299 12432 P 709

This quit-claim is for the purpose of extinguishing the said option.

Witness the hand of said grantor this ____ day of January, 1999.

Steven T. Hess
Steven T. Hess, Grantor

Signed in the presence of

Leon Bernard

ACKNOWLEDGMENT

State of Montana)
) ss.
County of Beaverhead)

The foregoing instrument was acknowledged before me this 14 day of January, 1999, by Steven T. Hess.



Leon Bernard
Notary Public

My commission expires:
May 1 - 2000

Residing at:
Lima, Mont