



W3082111

E# 3082111 PG 1 OF 3
Leann H. Kilts, WEBER COUNTY RECORDER
03-Sep-20 0815 AM FEE \$40.00 DEP DAC
REC FOR: MITCHELL BARLOW & MANSFIELD, P.C.
ELECTRONICALLY RECORDED

WHEN RECORDED, RETURN TO:

Fidelity Ventures, Inc.
J. Bradley Piercey
4525 South Wasatch Blvd., #150
Salt Lake City, Utah 84124

Tax Parcel No. 07-777-0011

QUITCLAIM DEED

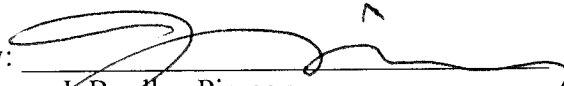
For Ten Dollars and other good and valuable consideration, Standard Life and Casualty Insurance Company, a Utah corporation, grantor, hereby quitclaims to Fidelity Ventures, Inc., a Utah corporation, of 4525 South Wasatch Blvd., Suite 150, Salt Lake City, Utah 84124, grantee, the real property situated in Weber County, State of Utah, which is described on Exhibit "A" attached hereto.

Subject to taxes and assessments not yet delinquent and easements, restrictions, rights of way, and reservations of record.

[remainder of page intentionally left blank; signature page follows]

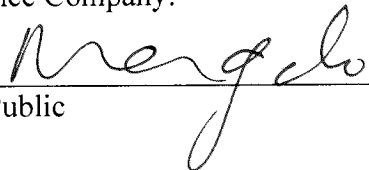
Witness the hand of grantor Aug 28, 2020.

Standard Life and Casualty Insurance Company

By: 
Name: J. Bradley Piercey
Title: President

STATE OF UTAH)
 :ss
COUNTY OF SALT LAKE)

On Aug 28, 2020, before me, a notary public in and for the State of Utah, personally appeared J. Bradley Piercey, duly acknowledged to me that he executed the foregoing instrument as the President of Standard Life and Casualty Insurance Company.



Notary Public

My commission expires on: 05/03/2022



Exhibit "A"

Legal Description

The real property in the City of Uintah, County of Weber, State of Utah, described as follows:

**PART OF THE NORTHEAST AND SOUTHEAST QUARTERS OF SECTION 26,
TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE BASE AND MERIDIAN, U.S.
SURVEY, DESCRIBED AS FOLLOWS:**

BEGINNING AT A POINT ON THE EASTERLY RIGHT OF WAY LINE OF 2500 EAST STREET, SAID POINT BEING NORTH 00°02'25" EAST 165.07 FEET AND SOUTH 89°57'35" EAST 846.46 FEET AND SOUTH 15°00'02" WEST 168.65 FEET FROM THE CENTER OF SAID SECTION 26; THENCE SOUTH 75°00'00" EAST 340.74 FEET TO THE WESTERLY RIGHT OF WAY LINE OF HIGHWAY 89; THENCE ALONG SAID WESTERLY RIGHT OF WAY LINE THE FOLLOWING TWO (2) COURSES: (1) ALONG A NON-TANGENT CURVE TURNING TO THE RIGHT WITH A RADIUS OF 427.69 FEET, AN ARC LENGTH OF 73.42 FEET, A DELTA ANGLE OF 09°50'08", A CHORD BEARING SOUTH 22°57'35" WEST, A RADIAL BEARING OF NORTH 71°57'29" WEST, AND A CHORD LENGTH OF 73.33 FEET; AND (2) SOUTH 27°52'27" WEST 51.16 FEET TO THE NORTHEAST CORNER OF LOT 6, UINTAH SPRINGS BUSINESS PARK PHASE 2 (COMMERICAL); THENCE NORTH 75°00'00" WEST ALONG THE NORTHERLY LINE OF SAID LOT 6, 319.19 FEET TO THE NORTHWEST CORNER OF SAID LOT 6 AND ALSO THE EASTERLY RIGHT OF WAY LINE OF 2500 EAST STREET; THENCE NORTH 15°00'02" EAST ALONG SAID EASTERLY RIGHT OF WAY LINE, 122.49 FEET TO THE POINT OF BEGINNING, BEING A PORTION OF LOT 5, UINTAH SPRINGS BUSINESS PARK PHASE 2 (COMMERCIAL), ACCORDING TO THE OFFICIAL PLAT THEREOF, ON FILE AND OF RECORD IN THE WEBER COUNTY RECORDER'S OFFICE, UTAH.