

1413040

Recorded FEB 16 1955 at 2:00 P.M.
Request of Wesley B. Ayres
Fee Paid. Hazel Taggart Chase,
Recorder, Salt Lake County, Utah
\$ No fee By Ammon Deputy
Book 1170 Page 403 Ref. 53 East 4th St.

SPECIAL WARRANTY DEED

VITRO CORPORATION OF AMERICA, a Delaware Corporation, of Wilmington,

Delaware, successor to and formerly Vitro Chemical Company, a Delaware Corporation, GRANTOR, hereby CONVEYS and WARRANTS against all claiming by, through, or under it, to SALT LAKE CITY SUBURBAN SANITARY DISTRICT, of Salt Lake County, Utah, GRANTEE, for the sum of TEN DOLLARS and other good and sufficient consideration, the following described tract of land in Salt Lake County, State of Utah:

Beginning at a point 1318.7 feet South and North 85 degrees 49' West 302.06 feet from the Northeast corner of Section 26, Township 1 South, Range 1 West, Salt Lake Base and Meridian, which point is in the center of Mill Creek; and running thence along the center of said stream North 85 degrees 49' West 95.30 feet to the Northwest corner of grantor's land; thence South 0 degree 18' West along a fence line marking the West line of said land 1360.61 feet to the South line of the Northeast Quarter of said Section 26 at a point 404.5 feet West of the East Quarter corner of said Section; thence East along the South line of said quarter section 783.95 feet; thence North 170.75 feet; thence North 29 degrees 57' 30" West parallel to and 250 feet at right angles from the West line of the D.&R.G. Railroad right of way, which right of way line is also the East line of grantor's property, a distance of 1365.31 feet to the place of beginning, and containing 15.00 Acres.

Subject to the reservations set forth in that certain Special Warranty Deed dated January 9, 1951 and recorded January 9, 1951 in Book 827, Pages 645 to 648 in the Official Records of the Salt Lake County Recorder's Office.

Together with a right of way and easement for the construction and maintenance of a 42 inch, practically water tight, reinforced concrete sewer outlet main to be laid below the ground surface, through and across that strip of grantor's land immediately East of the hereinabove described 15 acre tract. The center of said right of way to be approximately 170 feet North of the South line of the N.W. 1/4 of Section 25, Township 1 South, Range 1 West, Salt Lake Base and Meridian. Said right of way to run West a distance of approximately 300 feet from the East boundary to the West boundary of grantor's land. It is understood this right of way is subject to grantor's right to make a tailings or ore stock piling fill over it and to construct a railroad track across it with a minimum cover of 4-1/2 feet from top of pipe to base of rail, as well as roads and temporary structures.

Together with a right of way and easement for the purpose of constructing and maintaining a railroad spur track from the railroad property, over and across that strip of grantor's land immediately East of the above described 15 acre tract of land. The center of said right of way to be approximately 100 feet South of Mill Creek stream and midway between said creek on the North and an irrigation ditch on the South. Said right of way to run in a Northwesterly direction from the East boundary to the West boundary of grantor's land.

It is mutually understood and agreed that Grantor may construct and maintain a ditch deep enough to provide a gravity flow of the water now entering the company's property through a ditch from the East, approximately 700 feet Southeasterly along the railroad right of way fence from the South line of the N.W. 1/4 section 25 herein before mentioned and convey said water through said ditch along the South boundary of the foregoing 15.00 Acre tract, and discharge said water into the District's open drain near the S. W. corner of said tract.

