

RECORD BOOK 252339

Recorded at request of
Date MAY 31 1963
By Margaret R. Cannon Deputy Book 268

Entered
Indexed
Abstracted
On Margin
Compared

KNOW ALL MEN BY THESE PRESENTS, That the UNITED STATES OF AMERICA, acting by and through the Administrator of General Services, under and pursuant to the powers and authority contained in the provisions of the Federal Property and Administrative Services Act of 1949, approved June 30, 1949 (63 Stat. 377), as amended, and applicable rules, regulations and orders for and in consideration of the sum of One Hundred Fifty-two Thousand Two Hundred Twenty-five and No/100 Dollars (\$152,225.00) hereby sells and quitclaims to EVCO HOUSE OF ROSE, INC., 44 East Oakland Avenue, Salt Lake City, Utah; EDWARD H. HARBERTSON, 525 West Twelfth Street, Ogden, Utah; and LLOYD JOLLEY, 1160 Twelfth Street, Ogden, Utah; equally as tenants in common, effective the first day of June, 1963, subject to the restrictions, reservations and rights hereinafter set out, all of its right, title and interest in the following described property in the County of Davis, State of Utah, to-wit:

Parcel No. 3, as shown on map of Clearfield Naval Supply Depot, attached hereto as Exhibit "A", and made a part hereof:

Beginning at a point North 33.47 feet and West 816.91 feet from the corner common to Sections 11, 12, 13 and 14, Township 4 North, Range 2 West, Salt Lake Base and Meridian, and running thence North 0°02' East 229.75 feet; thence South 89°58' East 259.33 feet; thence North 0°02' East 177.30 feet; thence North 31°58'30" West 417.10 feet; thence South 58°01'30" West 639.95 feet; thence North 31°58'30" West 641.70 feet; thence South 58°01'30" West 284.25 feet; thence North 31°58'30" West 97.65 feet; thence South 58°01'30" West 1360.90 feet; thence South 37°14' East 221.70 feet; thence South 89°58' East 2157.10 feet to the point of beginning. Excepting the following described tract:

Beginning at a point North 570.74 feet and West 2184.63 feet from the corner common to Sections 11, 12, 13 and 14, Township 4 North, Range 2 West, Salt Lake Base and Meridian, and running thence South 58°01'30" West 111.0 feet; thence North 31°58'30" West 111.20 feet; thence North 58°01'30" East 53.0 feet; thence South 77°12' East 81.70 feet; thence South 31°58'30" East 53.65 feet to the point of beginning.

Containing 34.030 acres, excluding the excepted parcel.

There is hereby granted a right of way access easement over and across the easterly one-half portion of the unnamed street within Parcel No. 4 lying between Buildings No. 8 and 19, and over and across C Street within Parcel No. 2 lying between First Street and Third Street, shown on attached Exhibit "A".

TOGETHER WITH improvements and appurtenances on land above described, except all installed water and sanitary sewer distribution main trunk lines and appurtenances connected thereto; all storm drainage lines and appurtenances;

The land was acquired by the United States of America by the location of the same to the United States of America by the United States of America, in Davis County, Utah, Civil No. 362, in the United States District Court for the Northern District, State of Utah, filed September 11, 1943. The grant acquired was fee simple, subject to an easement for an electric power line of the Utah Power and Light Company and subject to the right of the public to use for highway purposes those portions of roads which form part of the boundaries of the tract acquired. The land is also subject to the following easements or interests granted by the Government since the time of its acquisition:

1. Amendment to Judgment or Declaration of Taking, Civil No. 362, so further subject title to the land to an unrecorded existing easement for a pole line in favor of Postal Telegraph-Cable Company of Utah and the Western Union Telegraph Company.
2. Indenture for grant of highway easement to the State of Utah for widening the state highway adjacent to the south boundary of the Naval Supply Depot, dated April 12, 1943, and recorded in Book "O" of Liens and Leases, Page 29, of the records of Davis County, Utah.
3. Revocable Permit to the Town of Clearfield for construction, maintenance, operation and repair of 12" water pipeline.
4. Grant of Easement to Weber Basin Water Conservancy District for water pipeline right of way, dated September 1, 1958, and recorded February 20, 1959, in Book 156, Page 318, of the records of Davis County, Utah.

The sale of this property is also subject to right of way easements to the City of Clearfield, Utah, for sanitary sewer and storm drainage systems; to the Mountain States Telephone and Telegraph Company for telephones and communication lines; to the Utah Power and Light Company for electrical distribution lines and equipment and access to the sub-station known as Building No. 74; to the owner of the central heating plant for all steam and condensate distribution lines; to the owner of contiguous Parcel No. 4 for ingress and egress over and across the street lying between buildings No. 8 and 19; and to the owner of contiguous Parcel No. 7 for ingress and egress thereto and for a natural gas line beginning at Gate No. 5, thence running northerly along the street now known as Third Street to the street now known as C Street, thence westerly along C Street to the street now known as First Street, and their respective assigns.

FURTHER RESERVING to the United States of America, its assigns, agents, employees, representatives and invitees the right of ingress and egress over and across the street now known as Third Street from Gate No. 5 and also over and across the street now known as B Street for the purpose of access to the Government-owned property contiguous to the premises first above described.

FURTHER RESERVING to the United States of America, its successors and assigns an easement for the maintenance, repair and replacement of the water distribution system.

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IN WITNESS WHEREOF, the United States of America has caused these
papers to be executed this 29 day of May, 1963

UNITED STATES OF AMERICA
Acting by and through
General Services Administrator

By G. E. McNamara
G. E. McNAMARA
Regional Administrator, Region 8
General Services Administration

STATE OF COLORADO)
) ss.
COUNTY OF JEFFERSON)

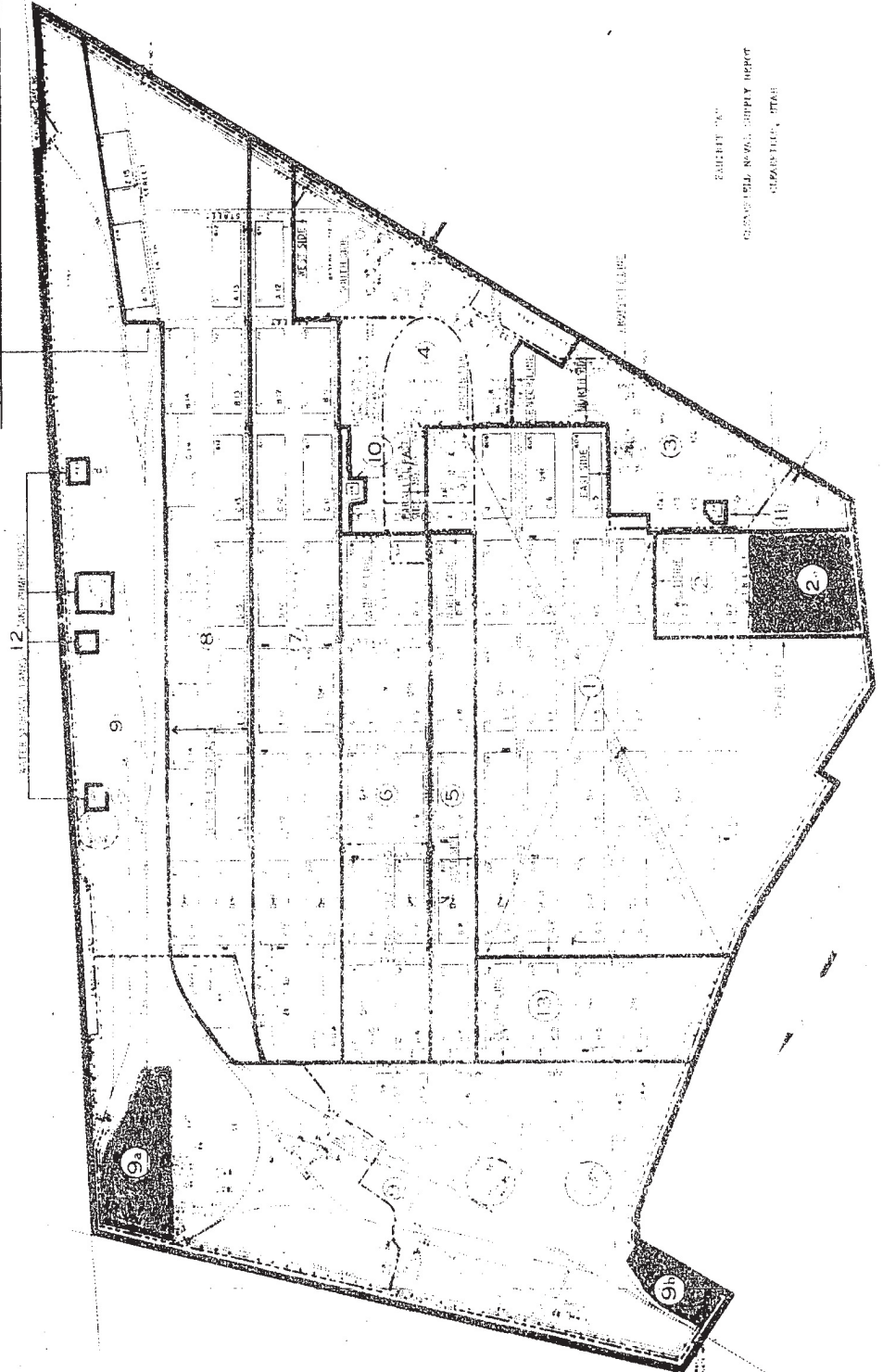
On the 29th day of May, A.D., 1963, personally appeared before me,
G. E. McNamara, Regional Administrator, Region 8, General Services Administration,
the signer of the foregoing instrument, who duly acknowledged to me that he
executed the same on behalf of the United States of America as such Regional
Administrator, Region 8, General Services Administration.

WITNESS my hand and notarial seal.

My Commission expires April 15, 1965.

Harold E. Zimmerman
Notary Public

Line to Parallel Landing Fence on North Side of "A" Street Extended Approx. 100' North of NE Corner Blg. 814.



EMERGENCY
GENERAL SUPPLY DEPT
CLEANING, STAIR