

DOC # 20150015882

Page 1 of 4
Quit Claim Deed
Russell Shirts Washington County Recorder
05/11/2015 02:45:52 PM Fee \$ 0.00
By WASHINGTON CITY



WHEN RECORDED MAIL DEED AND TAX

NOTICE TO:

Washington City
111 North 100 East
Washington, Utah 84780
Tax I.D. No. W-5-3-2-441

Space Above This Line for Recorder's Use

QUIT-CLAIM DEED

Everett Family Investments LLC, A Utah Limited Liability Company, grantor(s), of St. George, City, County of Washington, State of Utah, hereby QUIT-CLAIMS to

Washington City, grantee(s) of Washington, County of Washington, State of Utah, for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION the following described tract of land in Washington County, State of UTAH:

SEE ATTACHED EXHIBIT "A" LEGAL DISCIPTION

TOGETHER WITH all improvements and appurtenances thereunto belonging, and being SUBJECT TO easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.

WITNESS the hand(s) of said grantor(s), this 6th of April, A. D. 2015.

Everett Family Investments LLC,

Christine E. Dean, Manager

H. Wayne Everett, Manager

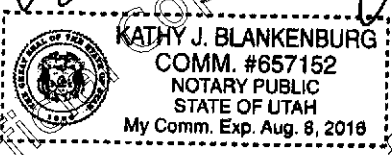
S. Addison Everett, Manager

NOTARY

State of Utah)
County of Washington)

On the 6th day of April 2015, A.D. 2015, personally appeared before me, Christine E. Dean, H. Wayne Everett, and S. Addison Everett, who being by me duly sworn, say that they are the Managers of Everett Family Investments LLC, a Utah Limited Liability Company, the corporation that executed the above and foregoing instrument and that said instrument was signed in behalf of said corporation by authority of its by-laws (or by authority of a resolution of its board of directors) and said Christine E. Dean, H. Wayne Everett, and S. Addison Everett, acknowledged to me that said corporation executed the same.

Kathy J. Blankenburg
Notary Public



**WHEN RECORDED MAIL DEED AND TAX
NOTICE TO:**

Washington City
111 North 100 East
Washington, Utah 84780
Tax I.D. No. W-5-3-2-441

Space Above This Line for Recorder's Use

QUIT-CLAIM DEED

Everett Family Investments LLC, A Utah Limited Liability Company, grantor(s), of St. George, City, County of Washington, State of Utah, hereby **QUIT-CLAIMS** to

Washington City, grantee(s) of Washington, County of Washington, State of Utah, for the sum of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION** the following described tract of land in Washington County, State of UTAH:

SEE ATTACHED EXHIBIT "A" LEGAL DISCRPTION

TOGETHER WITH all improvements and appurtenances thereunto belonging, and being **SUBJECT TO** easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.

WITNESS the hand(s) of said grantor(s), this 29th of April, A. D. 2015.

Everett Family Investments LLC,

Christine E. Dean
Christine E. Dean, Manager

N/A
H. Wayne Everett, Manager

N/A
S. Addison Everett, Manager

NOTARY

State of Utah)
County of Washington)

On the 29th day of April, 2015, A.D. 2015, personally appeared before me, Christine E. Dean, ~~H. Wayne Everett, and S. Addison Everett~~, who being by me duly sworn, says that they are the Managers of Everett Family Investments LLC, a Utah Limited Liability Company, the corporation that executed the above and foregoing instrument and that said instrument was signed in behalf of said corporation by authority of its by-laws (or by authority of a resolution of its board of directors) and said Christine E. Dean, H. Wayne Everett, and S. Addison Everett, acknowledged to me that said corporation executed the same.

[Signature]
Notary Public



EXHIBIT "A"

W-5-3-2-441

LEGAL DESCRIPTION FOR A 7 FOOT STRIP OF ADDITIONAL RIGHT OF WAY FOR 3650 SOUTH STREET IN WASHINGTON CITY UTAH. SAID ADDITIONAL STRIP WIDENS THE RIGHT OF WAY SOUTH OF THE CENTERLINE OF 3650 SOUTH TO 40 FEET TOTAL

That portion of Section 2, Township 43 South, Range 15 West, Salt Lake Meridian, Washington County, Utah, more particularly described as follows:

Commencing at the Northwest Corner of said Section 2, and running thence South 89°17'55" East 663.99 feet along the North Section line of said Section 2, said Section line is also the centerline of 3650 South Street in Washington City Utah;

thence South 00°52'26" West 40.00 feet to the POINT OF BEGINNING, said point being on the line between Lots 5 and 6 in Block 8 of R. C. LUND'S ENTRY on file at the Washington County Recorder's Office;

thence South 89°17'55" East 605.84 feet; to a curve to the right having a radius of 25.00 feet, a central angle of 90°14'13" and a chord that bears South 44°10'49" East 35.43 feet;

thence along said curve a distance of 39.37 feet to the East line of Lot 6 in Block 8 of R. C. LUND'S ENTRY;

thence with said East line North 00°56'18" East 32.10 feet to the North line of Lot 6 in Block 8 of R. C. LUND'S ENTRY;

thence with said North line North 89°17'55" West 630.95 feet to the West line of Lot 6 in Block 8 of R. C. LUND'S ENTRY;

thence with said West line South 00°52'26" West 7.00 feet to the POINT OF BEGINNING.

Containing 4550 square feet or 0.104 acres, more or less.

LEGAL DESCRIPTION FOR A PERMANENT 15 FOOT WIDE UTILITY AND SIDEWALK EASEMENT ADJOINING THE SOUTH LINE OF 3650 SOUTH STREET IN WASHINGTON CITY UTAH.

That portion of Section 2, Township 43 South, Range 15 West, Salt Lake Meridian, Washington County, Utah, more particularly described as follows:

Commencing at the Northwest Corner of said Section 2, and running thence South 89°17'55" East 663.99 feet along the North Section line of said Section 2;

thence South 00°52'26" West 40.00 feet to the POINT OF BEGINNING, said point being on the line between Lots 5 and 6 in Block 8 of R. C. LUND'S ENTRY on file at the Washington County Recorder's Office;

thence South 89°17'55" East 605.84 feet; to a curve to the right having a radius of 25.00 feet, a central angle of 90°14'13" and a chord that bears South 44°10'49" East 35.43 feet;

thence along said curve a distance of 39.37 feet;

thence North 89°03'42" West 15.00 feet; to a point on a non-tangent curve to the left having a radius of 10.00 feet and a chord that bears North 44°10'49" West 14.17 feet;

thence along said curve a distance of 15.75 feet;

thence North 89°17'55" West 605.89 feet to the West line of Lot 6 in Block 8 of R. C. LUND'S ENTRY;

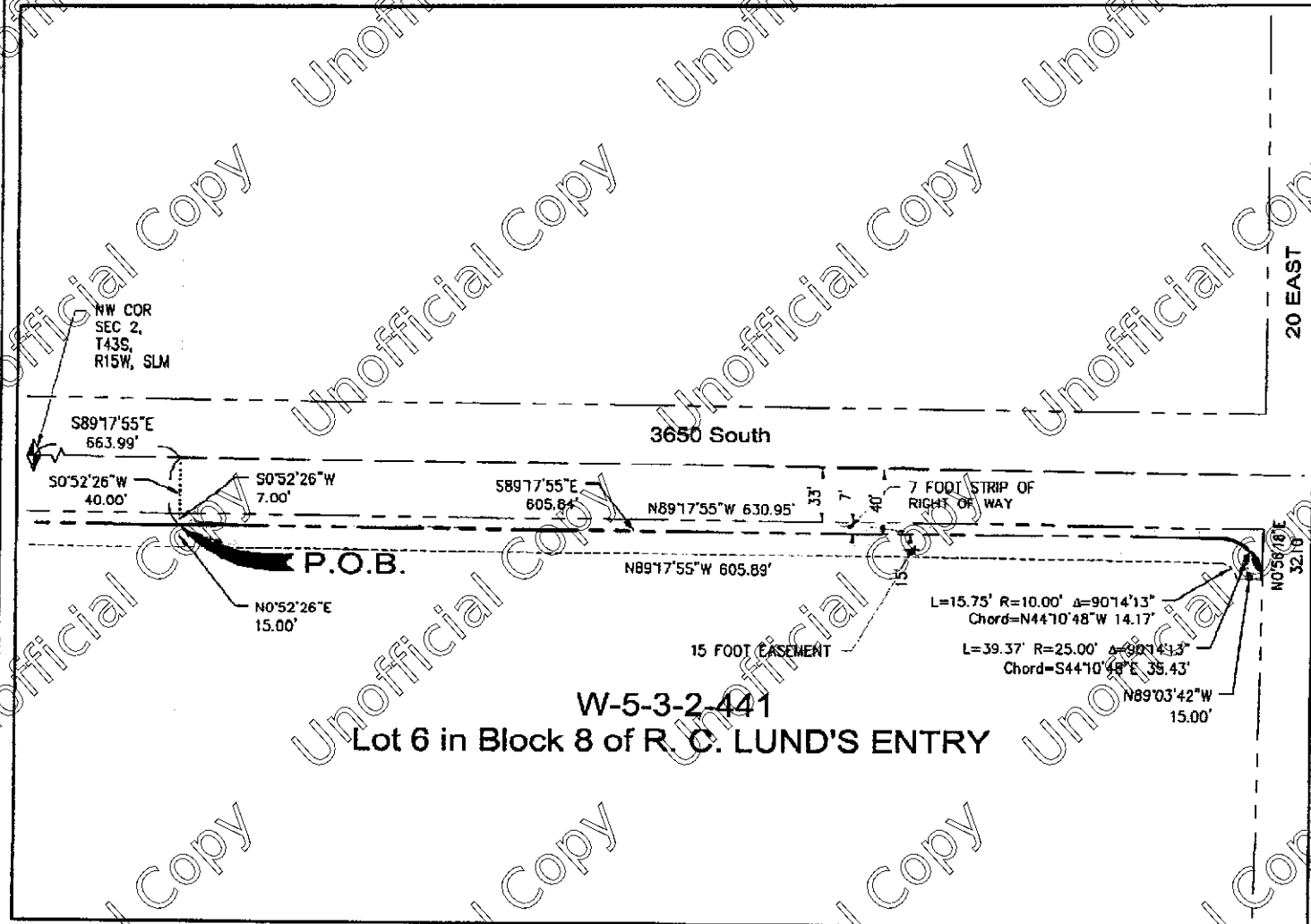
thence with said West line North 00°52'26" East 15.00 feet to the POINT OF BEGINNING.

Containing 9501 square feet or 0.218 acres, more or less.

EXHIBIT "B"

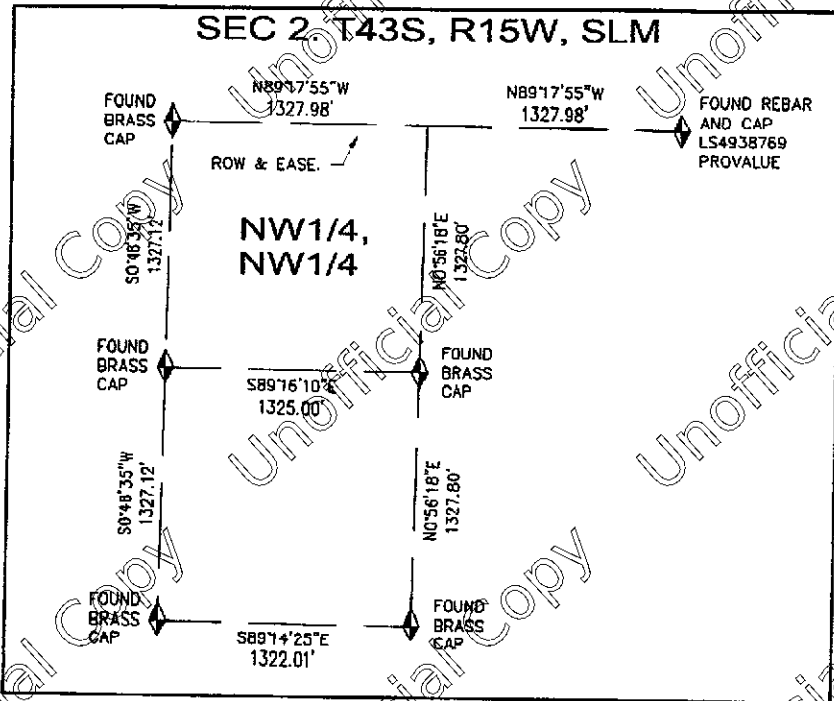
W-5-3-2-441

NW1/4, NW1/4 OF SEC 2, T43S, R15W, SLM



SCALE - 1"=100'

SEC 2, T43S, R15W, SLM



SCALE - 1"=1000'



REVIEW ONLY
 FOR CONSTRUCTION



SUNRISE
 ENGINEERING

11 NORTH 300 WEST
 WASHINGTON, UT 84780
 TEL 435.652.8450 · FAX 435.652.8416
 www.sunrise-eng.com