



\*W2663867\*

Founders Title Company D50258

MAIL TAX NOTICE TO  
Daniel Phelps  
3766 North 3675 West  
Morgan, Utah 84050

E# 2663867 PG 1 OF 2  
ERNEST D. ROWLEY, WEBER COUNTY RECORDER  
12-Nov-13 0200 PM FEE \$14.00 DEP SY  
REC FOR: FOUNDERS TITLE COMPANY - SYRACUSE  
ELECTRONICALLY RECORDED

### Warranty Deed

(Limited Liability Company)

Marshall Investments L.L.C., a Utah limited liability company, GRANTOR

of West Haven, County of Weber, State of UTAH, hereby CONVEY and WARRANT to

Daniel Phelps

GRANTEE of 3766 North 3675 West, Morgan, Utah 84050 for the sum of

TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION -----

the following described tract(s) of land in Weber County, State of UTAH:

PARCEL 1

PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT WHICH IS EAST 541.78 FEET SOUTH 470 FEET, MORE OR LESS, TO THE NORTHERLY RIGHT-OF-WAY LINE OF 4450 SOUTH STREET, AND SOUTH 87°10' EAST 70 FEET ALONG SAID NORTHERLY LINE FROM THE NORTHWEST CORNER OF SAID SOUTHEAST QUARTER SECTION (TO A POINT 5 FEET EAST OF THE SOUTHEAST CORNER OF THE ELMO D LESLEY PROPERTY); RUNNING THENCE NORTH 73 FEET 2 INCHES; THENCE NORTH 0°02' EAST 74.83 FEET; THENCE SOUTH 87°10' EAST 110.0 FEET PARALLELING THE NORTH LINE OF 4450 SOUTH STREET; THENCE SOUTH 0°02' WEST 150 FEET TO THE NORTH LINE OF STREET; THENCE NORTH 87°10' WEST 110 FEET TO THE POINT OF BEGINNING.

06-015-0044 ✓ *JP*

PARCEL 2

PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT SOUTH 89°51' EAST ALONG THE NORTH LINE OF SAID SOUTHEAST QUARTER SECTION 370.0 FEET AND SOUTH 1°55' WEST 178.3 FEET, MORE OR LESS, AND SOUTH 89°30' EAST 29.2 FEET, MORE OR LESS, AND SOUTH 87D° EAST 139.11 FEET; AND SOUTH 135.00 FEET FROM THE CENTER OF SAID SECTION 7, RUNNING THENCE SOUTH 155.80 FEET, MORE OR LESS, TO THE NORTH LINE OF 4400 SOUTH STREET; THENCE NORTHWESTERLY ALONG SAID NORTH LINE 73 FEET, MORE OR LESS, THENCE NORTHERLY 150 FEET, MORE OR LESS, THENCE EAST TO THE POINT OF BEGINNING.

06-015-0021 ✓ *JP* 06-045-0058

PARCEL 3

PART OF THE SOUTHEAST QUARTER OF SECTION 7, TOWNSHIP 5 NORTH, RANGE 1 WEST, SALT LAKE MERIDIAN, U.S. SURVEY: BEGINNING AT A POINT 530.78 FEET EAST AND 324.06 FEET SOUTH FROM THE CENTER OF SAID SECTION 7, AND RUNNING THENCE SOUTH 150 FEET, MORE OR LESS, TO THE NORTH LINE OF 4400 SOUTH STREET; THENCE SOUTH 87° EAST ALONG SAID NORTH LINE 76 FEET, MORE OR LESS, TO THE EAST LINE OF GRANTEE'S EXISTING PROPERTY, THENCE NORTH ALONG SAID EAST LINE PRODUCED TO A POINT SOUTH 87°10' EAST FROM THE PLACE OF BEGINNING, THENCE NORTH 87°10' WEST TO THE PLACE OF BEGINNING.

06-015-0058

*✓ NR*

SUBJECT TO easements, covenants, restrictions, rights of way and reservations appearing of record and taxes for the year 2014 and thereafter.

WITNESS, the hand(s) of said Grantor(s), this 8 of November, A.D., 2013.

Signed in the Presence of:

*Bonnie Lee Marshall*  
Marshall Investments L.L.C., a Utah limited liability company  
By: Bonnie Lee Marshall  
Its; Manager

LIMITED LIABILITY COMPANY ACKNOWLEDGMENT

STATE OF UTAH  
COUNTY OF

On the 8 day of November 2013, before me, the undersigned Notary Public, personally appeared **Bonnie Lee Marshall**, known to me to be the member(s) or designated agents of the limited liability company that executed the above and acknowledged to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and an oath stated that they are authorized to execute said instrument freely and voluntarily for the purposes and use herein mentioned on behalf of the limited liability company.

*Jim C. Morris*  
NOTARY PUBLIC

My Commission Expires: 10-22-15 Residing at: DAVIS COUNTY

