

WHEN RECORDED, MAIL TO: 238

Recorded in Utah Power & Light Co. Fee Paid \$ 6.00
Date JAN 10 1979 at 2724 OFFICE OF CLERK OF COURSE Recorder Davis County
By Tracy Ann Smith Page 238

State Above for Recorder's Use

211 13-241

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WARRANTY DEED

GEORGE S. DIUMENTI M.D. and HELEN C. DIUMENTI Grantors
of Bountiful County of Davis State of Utah
hereby CONVEY and WARRANT to

UTAH POWER AND LIGHT COMPANY, a Utah Corporation

of County of Davis State of Utah

for the sum of TEN (\$10.00) DOLLARS
and other good and valuable considerations

the following described tract of land in Davis County, State of Utah, to-wit:

Said tract of land is lots in TWP. 31 S. of the N1/2 and the N1/4 of the S1/4 of Section 23, Township 2 North, Range 1 West, Salt Lake Meridian, described as follows:

Beginning on the north boundary line of the Grantors' land at a point 567.1 feet north and 1960 feet east from the west one-quarter corner of Section 23, T. 2 N., R. 1 W., S. 1 N., and running thence S. 28° 03' W. 660.7 feet to a south boundary line of said Grantors' land, thence N. 89° 22' W. 26.00 feet along said south boundary line to a west boundary line of said Grantors' land, thence South 100.59 feet along said west boundary line to a south boundary line of said Grantors' land, thence West 322.65 feet along said south boundary line, thence N. 89° 03' E. 666.85 feet to a north boundary line of said Grantors' land, thence East 311.51 feet along said north boundary line to the point of beginning. Containing 5.07 acres.

Subject to all covenants, easements, rights of way, and reservations of record and those set forth in Exhibit A attached hereto and incorporated herein by reference.

WITNESS the hands of said grantor this 31st day of August 1978

Signed in the presence of

George S. Diument

George S. Diument M.D.
George S. Diument M.D.

Helen C. Diument
Helen C. Diument

STATE OF UTAH

County of Davis

On the 31st day of August 1978
personally appeared before me George S. Diument M.D. and Helen C. Diument

the signers of the above instrument, who did acknowledge to me that they executed the same.

Tracy Ann Smith
Notary Public

My commission expires 11-21-78 Residing in Bountiful, Utah

Abstracted
Indexed
Entered
Filed

E. A. H. & B. J. B. & A.

COVENANTS

High Power & Light Company covenants, upon request being Grantors, their heirs, assigns or assigns, to confer by such easements, reservations, dignities, or persons, as grantors, their heirs, successors or assigns may direct, such easements and rights of way across, under and over those portions of real property described as:

PARCEL T: A strip of land 66.6 feet in width, the North line of which extends due West from a point 337.75 rods South and 141.8 rods East of the Northwest corner of said Section 23, Township 2 North, Range 1 West, Salt Lake Meridian; said strip of land to be lengthened and shortened at its extremities to extend to a point South 20° 00' West from a point 839.17 feet South and 256.5 feet East from the Northwest corner of said Section 23. The Northeast corner of said strip of land being the center line of 400 North Street to West Mountain, Utah, as it now exists.

(There is an other real property, the subject of this covenant)

as are necessary for the construction, use and maintenance of a private or public road, including the installation, use and maintenance of various surface and underground utilities and other attendant improvements, such as gas, water, sewer, storm drains, telephone, etc., as long as said improvements do not interfere with High Power & Light Company's use of the real property and as long as Grantor pays for any and all assessments made on said improvements and for any and all curb or guttering required.

RESERVATIONS

Grantors hereby reserve such easements and rights of way over, under and through the property described in the Warranty Deed to which this covenant is attached and incorporated, as are necessary for Grantors, their heirs, successors or assigns, to establish, use and maintain thoroughfares or roads necessary to accommodate their present and future use and enjoyment of the property, to the use and wish of the property conveyed by the Deed attached hereto. Grantors reservation is limited to only and (2) such thoroughfares or roads which thoroughfares or roads shall not exceed 66 feet in width.

Dated this 5th day of February, 1924.

G R A N T O R S

[Handwritten signatures and names of grantors]