

UTAH STATE ROAD COM.

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BOOK
UTAH STATE ROAD COM.
RECORDED AT THE REQUEST OF
984

984 Quit Claim Deed (CONTROLLED ACCESS)

Parcel No. 028-1:28:A1
Project No. F-028-1(3)

Rhoda B. Thomas, a woman, Grantor
of Spanish Fork, County of Utah, State of Utah
hereby QUIT CLAIMS to the STATE ROAD COMMISSION OF UTAH, Grantee, for the sum of
One and no/100 Dollars, the following
described parcel of land in Utah County, State of Utah, to-wit:

A parcel of land in fee for an expressway known as Project No. 028-1, being part of an entire tract of property, in the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 28, T. 8 S., R. 3 E., S.L.B.&M. Said parcel of land is bounded on the southwesterly side by a line parallel and concentric to and 70.00 ft. distant southwesterly from the center line of said project and bounded northeasterly by a line parallel and concentric to and 60.70 ft. distant northeasterly from said center line, said northeasterly line being the southwesterly right-of-way line of the Utah Railway Company, and bounded northerly and easterly by a northerly and an easterly boundary line of said entire tract. Said center line is described as follows:

Beginning at the intersection of said northerly boundary line and said center line at Engineer Station 169+84.70, which point is 435.88 ft. east along the Section line from the NW corner of said Section 28; thence S. 55° 07' 00" E. 1062.30 ft. to the intersection of said center line at Engineer Station 180+47.00 and said easterly boundary line, which point is 1298.57 ft. east along the Section line and 619.88 ft. south from the NW corner of said Section 28 as shown on the official map of said project on file in the office of the State Road Commission of Utah. The above described parcel of land contains 3.22 acres, more or less, of which 0.10 acre, more or less, is now occupied by an existing county road. Balance 3.12 acres, more or less.

Any and all water rights pertaining to the above described land are hereby reserved by the Grantor, and the Grantee shall not be liable for any water assessments now due or which shall become due.

Together with any and all abutters rights of underlying fee to the center of existing rights of way appurtenant to this conveyance.

To enable the Grantee to construct and maintain a public highway as a n expressway
as contemplated by Title 27, Chapter 12, Section 96, Utah Code Annotated, 1953, as amended, the Grantor hereby release and relinquish to the Grantee any and all rights or easements appurtenant to the Grantors remaining property by reason of the location thereof with reference to said highway, including, without limiting the foregoing, all rights of ingress to or egress from the Grantors remaining property contiguous to the lands hereby conveyed, to or from said highway. EXCEPTING and reserving to the Grantor, successors or assigns, the right of access to the nearest roadway of said highway over and across right of way line for feet-section, which said section center at point directly opposite Highway Engineer Station

WITNESS, the hand of said Grantor, this 6th day of January 1969

Signed in the presence of: Rhoda B. Thomas

STATE OF Utah }
County of Utah } ss.

On the 6th day of January, A. D. 1969, personally appeared Rhoda B. Thomas, a woman the signer of the within instrument, who duly acknowledged to me that he executed the same.

My Commission expires: 8-10-69

Notary Public