

RE A 15141

GNT

Form 657 Rev. 10-39

7210

SPECIAL WARRANTY DEED

FEDERAL FARM MORTGAGE CORPORATION, a corporation, Grantor, having an office in the City of Berkeley, State of California, hereby CONVEYS and WARRANTS to DAVID W. LOERTSCHER and MAURINE B. LOERTSCHER, his wife, as joint tenants, Grantee.s, of Park City, Utah, in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable consideration, the following described property in the County of Utah, State of Utah, to-wit:



PARCEL 1: That portion of the West half of the Southeast quarter of Section 9, Township 9 South, Range 2 East, Salt Lake Base and Meridian, described as follows: Beginning at the Northeast corner of the Northwest quarter of the Southeast quarter of said Section 9; thence South 22 chains; thence West 5.95 chains to the West line of the land conveyed to Christopher F. Dixon by deed dated April 28, 1888, recorded in Book 84, page 7 of Deeds; thence North 22.19 chains to a point 51 links South of the North line of the Southeast quarter of said Section 9; thence East 28 links; thence North 51 links; thence East 5.67 chains to the place of beginning.

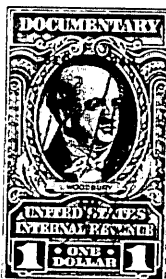


PARCEL 2: Beginning at a point that is North 7.15 chains and North 77°00' East 57.40 chains from the West quarter corner of Section 10, Township 9 South, Range 2 East, Salt Lake Base and Meridian, thence South 77° 00' West 57.40 chains; thence South 25.03 chains; thence North 78°15' East 51.18 chains; thence North 22° 15' West 15.64 chains; thence North 68°30' East 11.50 chains; thence North to place of beginning; containing 124.6 acres, more or less.



The property herein described contains 137.7 acres, more or less.

TOGETHER with 87 shares of stock in Salem Irrigation & Canal Company.



SUBJECT to an existing mortgage made and executed by Christopher F. Dixon and Lodasca R. Dixon, his wife, in favor of The Federal Land Bank of Berkeley, dated June 1, 1934, recorded July 21, 1934 in Book 310 of Mortgages, at page 297, in the office of the County Recorder of Utah County, State of Utah, which said mortgage the Grantees herein expressly assume and agree to pay according to the terms thereof.



SUBJECT to the bonded indebtedness of Utah County Drainage District No. 4. Grantees herein assume and agree to pay all charges, assessments and liens of aforesaid district.

Reserving and excepting unto the Grantor, its successors or assigns forever, an undivided one-half interest in and to all oil, gas, petroleum, naphtha, other hydrocarbon substances and minerals of whatsoever kind and nature in, upon or beneath the property hereinabove described, together with the right of entry and all other rights, including all rights of way and easements, which may be necessary for the development, production and removal of all such substances and minerals and the full enjoyment of the Grantor's interest herein reserved. The respective parties may conduct said operations jointly and severally, and each shall be entitled to one-half of the net income resulting from such joint and several commercial operations after all obligations incurred by either party in connection therewith have first been paid from the gross income, whereupon, each party shall have an undivided one-half interest in and to all physically removable capital investments and an equal right to the use and benefit of all other capital investments. Until each party is reimbursed, their respective legal interests in and to physically removable capital investments shall be in ratio to the amount expended therefor by each party.

SUBJECT to easements and rights of way now existing or reserved.

GRANTOR warrants title to above property only against all acts of itself.

TO HAVE AND TO HOLD to said Grantee.s, ~~to the survivor of them, and to the heirs or assigns of such survivor.~~

IN WITNESS WHEREOF, the FEDERAL FARM MORTGAGE CORPORATION has caused these presents to be executed this 1st day of January, 1941.

FEDERAL FARM MORTGAGE CORPORATION
By THE FEDERAL LAND BANK OF BERKELEY

By [Signature] Attorney-in-Fact.
By [Signature] Assistant Vice-President
Assistant Secretary

STATE OF CALIFORNIA }
County of Alameda } ss.

On the 2nd day of May, 1941, personally appeared before me

WM. H. WOOLF, who, being by me duly sworn, did say that he is the Assistant Vice-

President of THE FEDERAL LAND BANK OF BERKELEY, and on said date personally appeared before me F. S. BALDWIN who, being by me duly sworn, did say that he is the Assistant Secretary of said Bank, and said persons did say that said Bank is the attorney in fact of the FEDERAL FARM MORTGAGE CORPORATION, and that said instrument was signed in behalf of the FEDERAL FARM

MORTGAGE CORPORATION by authority, and said WM. H. WOOLF and F. S. BALDWIN acknowledged to me that said Bank as such attorney in fact executed the same by authority of its by-laws.

My commission will expire:
August 6, 1942

RECORDED AT 10⁰⁰ A.M.

AUG 11 1941

ELOISE P. FILLMORE,
UTAH COUNTY RECORDER

E. D. Wilson
Notary Public in and for Alameda County, California

Residing at Oakland, California

7218 Warranty Deed

William S. Storrs and Julia A. Storrs, husband and wife,

Grantors of American Fork City, in the County of Utah

State of Utah, hereby convey and warrant to Albert F. Christensen and Mabel Christensen, husband and wife, as joint tenants, not tenants in common, with right of survivorship, title to vest absolutely in survivor on the death of either,

Grantee of American Fork City, Utah County, State of Utah,

for the sum of One dollar and other valuable considerations DOLLARS

the following described tract of land in American Fork City,

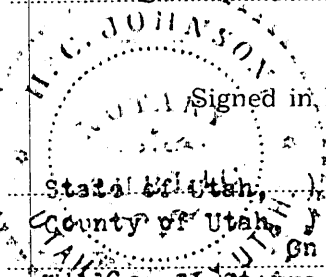
Utah County, State of Utah, to-wit:

Commencing at the North East corner of Lot 8 in Block 40
Plat "A" American Fork City Survey of Building Lots; thence
South 8.00 rods; thence West 20.00 rods; thence North 8.00 rods;
thence East 20.00 rods to the place of beginning.

Area 1.00 acre

Witness the hand of said grantors this seventh day of

August A. D. Nineteen hundred and forty one.



Signed in Presence of

William S. Storrs
Julia A. Storrs

State of Utah,
County of Utah,

On this 8th day of August, A.D. 1941, personally appeared before me William S. Storrs and Julia A. Storrs, the signers of the above instrument, who duly acknowledged to me that they executed the same.

H. C. Johnson
Notary Public.

My Commission expires August 10th, 1943.

Residence, American Fork, Utah.

RECORDED AT 10⁴⁶ A.M.

AUG 11 1941

ELOISE P. FILLMORE,
UTAH COUNTY RECORDER