

PROVO LAND TITLE COMPANY
255 E. 100 S. PROVO, UTAH
ORDER NO. 5120

15169

ser no
F 1495-18-A-A-A-1

SPECIAL WARRANTY DEED

CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, Grantor, hereby Warrants and Conveys, only against all acts of itself, its successors and assigns, to H. MARK MAGELBY and CALVIN C. MAGELBY, Grantees, of Utah County, State of Utah, as Tenants in Common, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described tract of land situated in the County of Utah, State of Utah, and more particularly described as follows, to-wit:

A 75% interest in and to the following described property to Calvin C. Magelby, and a 25% interest in and to the following described property to H. Mark Magelby:

Beginning at the point of intersection at the Northwest corner of Lot 5, Block 2, Plat "A" Parkway Subdivision in Provo, Utah, said point being on the East side of 300 West Street and the South side of now vacated 1700 North Street, and is 3963.5 feet North and 3239.2 feet East from the Southwest corner of Section 36, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence South 87° 00' West 90.7 feet to the East bank of Provo River; thence following the East bank of Provo River North 24° 30' East 200.0 feet, North 20° 20' East 205.6 feet North 3° 00' East 184.0 feet to a point on the South line of a proposed 150-foot State Highway; thence leaving the East Bank of Provo River and bearing South 42° 19' East along the South side of the proposed highway (bearing Equation South 42° 19' East of the Survey equals South 43° 57' East of State Road Survey) 450.7 feet to a point in line with the East side of 230 West Street, projected North 1° 00' East; thence South 1° 00' West 201.0 feet to the point of intersection of the Northwest corner of Lot 5, Block 3, Plat "A" of Parkway Subdivision; thence South 87° 00' West 373.9 feet to the point of beginning.

SUBJECT to Utility and Sewer line easement as recorded in Book 983 Page 48-49 of Utah County Records and the following Easement for Sewer and Water: Beginning 3963.5 feet North and 3239.2 feet East and North 87° East 339.9 feet from the Southwest corner of Section 36, Township 6 South, Range 2 East, Salt Lake Base and Meridian; thence North 1° East 236.49 feet to the Southerly line of proposed Highway; thence South 43° 57' East 16.99 feet; thence South 1° West 223.66 feet; thence South 87° West 12.02 feet to the beginning.

SUBJECT also to all rights, rights-of-way, easements and restrictions of record.

IN WITNESS WHEREOF, the Grantor has hereunto subscribed its

BOOK 1340 PAGE 569

Part of Street Parkway "A"
SW/NE
12/2/12
1946-67
Description
Checked

name and affixed its corporate seal by its Authorized Agent this 26th day of July, A. D., 1973.



CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole

By Helen C. Young
Authorized Agent

STATE OF UTAH)
: ss
COUNTY OF SALT LAKE)

On this 26th day of July, A. D., 1973, personally appeared before me H. BURKE PETERSON, personally known to me to be the Authorized Agent of the Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-day Saints, who acknowledged to me that he signed the foregoing instrument as Authorized Agent for the Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-day Saints, and that the seal impressed on the within instrument is the seal of said corporation, and the said H. BURKE PETERSON acknowledged to me that the said Corporation executed the same.

My commission expires:

March 25, 1976

Helen C. Young
Notary Public, residing in Salt Lake City,
State of Utah



A. Mark Magelby
1170 Mt. Ridge Rd.
Provo, UT.

1973 JUN 20 PM 1:24
RECORDED
INDEXED
K
MAR 26 7 6 AM '76

1973 JUN 20 PM 1:24

PROVO LAND TIME CO.

BOOK 1340 PAGE 570
15169