

When Recorded Mail To:

Integrated Title Insurance Services, LLC
1092 E. South Union Avenue
Midvale, Utah 84047

13750037
8/19/2021 1:40:00 PM \$40.00
Book - 11224 Pg - 9290-9294
RASHELLE HOBBS
Recorder, Salt Lake County, UT
INTEGRATED TITLE INS SERVICES
BY: eCASH, DEPUTY - EF 5 P.

AFFIDAVIT

The undersigned, having been duly sworn, hereby deposes and says as follows:

I am a resident of Utah County, State of Utah, over the age of twenty-one years and in all respects competent to testify to the matters contained herein.

I am a duly licensed Title Office as prescribed by the Laws of the State of Utah and, so being; I am familiar with the records of the Salt Lake County Recorder's Office.

I am familiar with the property included within that certain Construction Deed of Trust Recorded July 12, 2021, as Entry No. 13714891, in Book 11205 at Page 915-925, of Official Records.:

Due to clerical error, the above noted Construction Deed of Trust was recorded with the following incorrect Legal Description:

A TRACT OF LAND BEING SITUATE IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, HAVING A BASIS OF BEARINGS OF NORTH 85°24'50" WEST BETWEEN THE PI MONUMENTS ALONG 5600 SOUTH AT APPROXIMATELY 420 EAST AND STATE STREET, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS NORTH 65°10'19" WEST 2,794.48 FEET TO THE MONUMENT AT 5600 SOUTH AND 420 EAST AND NORTH 85°24'50" WEST ALONG THE MONUMENT LINE A DISTANCE OF 422.74 FEET AND SOUTH 02°32'00" WEST 33.02 FEET FROM THE WITNESS TO THE EAST QUARTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING ON THE SOUTH RIGHT-OF-WAY LINE OF 5600 SOUTH STREET, AND RUNNING THENCE SOUTH 85°24'49" EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 211.56 FEET; THENCE SOUTH 01°39'32" WEST 59.71 FEET; THENCE SOUTH 89°52'39" WEST 18.81 FEET; THENCE SOUTH 48°00'35" WEST 25.21 FEET; THENCE NORTH 87°28'00" WEST 46.29 FEET; THENCE SOUTH 02°32'00" EAST 140.63 FEET TO THE POINT OF A TANGENT 101.00 FOOT RADIUS CURVE TO THE RIGHT; THENCE ALONG SAID CURVE A DISTANCE OF 19.15 FEET THROUGH A CENTRAL ANGLE OF 10°51'54" (CHORD BEARS SOUTH 07°57'57" WEST 19.12 FEET); THENCE SOUTH 89°03'18" EAST 52.93 FEET; THENCE SOUTH 03°31'14" EAST 7.70 FEET;

THENCE SOUTH 89°30'11" EAST 25.01 FEET; THENCE SOUTH 20°51'38" EAST 22.05 FEET; THENCE SOUTH 10°38'56" WEST 101.23 FEET TO THE NORTH LINE OF MURRAY HEIGHTS EAST ADDITION, ON FILE WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE NORTH 87°28'00" WEST ALONG SAID NORTH LINE A DISTANCE OF 14.88 FEET; THENCE NORTH 17°00'00" EAST 0.82 FEET; THENCE NORTH 85°06'27" WEST 123.45 FEET; THENCE SOUTH 56°25'14" WEST 83.39 FEET TO THE POINT OF A 147.80 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT; THENCE ALONG SAID CURVE A DISTANCE OF 39.54 FEET THROUGH A CENTRAL ANGLE OF 15°19'39" (CHORD BEARS NORTH 56°25'10" WEST 39.42 FEET); THENCE NORTH 56°04'53" EAST 47.88 FEET TO THE SOUTHEAST CORNER OF LOT 4, EAST RUBENS SUBDIVISION, ON FILE WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE NORTH 02°32'00" EAST ALONG THE EAST LINE OF SAID SUBDIVISION A DISTANCE OF 365.74 FEET; TO THE POINT OF BEGINNING.

LESS AND EXCEPTING THEREFROM THE FOLLOWING DESCRIPTION:

A TRACT OF LAND BEING SITUATE IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, HAVING A BASIS OF BEARINGS OF NORTH 85°24'50" WEST BETWEEN THE PI MONUMENTS ALONG 5600 SOUTH AT APPROXIMATELY 420 EAST AND STATE STREET, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS NORTH 65°10'19" WEST 2794.48 FEET TO THE MONUMENT AT THE CENTERLINE OF 5600 SOUTH STREET AT APPROXIMATELY 420 EAST NORTH 85°24'50" WEST ALONG THE CENTERLINE OF 5600 SOUTH STREET A DISTANCE OF 277.91 FEET AND SOUTH 04°35'10" WEST 113.74 FEET FROM THE WITNESS CORNER TO THE EAST QUARTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING THENCE NORTH 19°09'50" WEST 88.21 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF 5600 SOUTH STREET; THENCE SOUTH 85°24'48" EAST ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 103.44 FEET; THENCE SOUTH 01°39'32" WEST 59.71 FEET; THENCE SOUTH 89°52'39" WEST 18.81 FEET; THENCE SOUTH 48°00'35" WEST 25.21 FEET; THENCE NORTH 87°28'00" WEST 34.91 FEET; TO THE POINT OF BEGINNING.

ALSO LESS AND EXCEPTING THEREFROM THE FOLLOWING DESCRIPTION:

BEGINNING AT A POINT ON THE SOUTH LINE OF 5600 SOUTH STREET AT ITS INTERSECTION WITH A NORTHWESTERLY FENCE LINE, SAID POINT BEING DUE SOUTH 1564.29 FEET AND DUE EAST 2435.80 FEET FROM THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING SOUTH

85°24'50" EAST 1672.04 FEET AND SOUTH 19°09'50" EAST 36.05 FEET FROM A COUNTY MONUMENT IN THE INTERSECTION OF STATE AND 5600 SOUTH STREETS; THENCE SOUTH 19°09'50" EAST 184.52 FEET ALONG A FENCE; THENCE SOUTH 0°04' WEST 67.94 FEET; THENCE SOUTH 89°20' EAST 24.50 FEET TO A FENCE; THENCE ALONG A FENCE SOUTH 19°09'50" EAST 26.33 FEET AND SOUTH 17° WEST 26.04 FEET; THENCE SOUTH 0°40' WEST 79.19 FEET TO A FENCE; THENCE SOUTH 87°28' EAST 233 FEET ALONG A FENCE; THENCE NORTH 59°15'10" EAST 19.67 FEET TO A GATE POST; THENCE NORTH 13°08'30" EAST 356.39 FEET TO THE SOUTH LINE OF 5600 SOUTH STREET; THENCE ALONG SAID SOUTH LINE SOUTH 89°42'20" WEST 101.25 FEET AND NORTH 85°24'50" WEST 314.85 FEET TO THE POINT OF BEGINNING.

PARCEL IDENTIFICATION NO. 22-18-177-005.

Said Legal Description is more correctly shown below:

A TRACT OF LAND BEING SITUATE IN THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, HAVING A BASIS OF BEARINGS OF NORTH 85°24'50" WEST BETWEEN THE PI MONUMENTS ALONG 5600 SOUTH AT APPROXIMATELY 420 EAST AND STATE STREET, SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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SOUTH 56°25'14" WEST 83.39 FEET TO THE POINT OF A 147.80 FOOT RADIUS NON-TANGENT CURVE TO THE LEFT; THENCE ALONG SAID CURVE A DISTANCE OF 39.54 FEET THROUGH A CENTRAL ANGLE OF 15°19'39" (CHORD BEARS NORTH 56°25'10" WEST 39.42 FEET); THENCE NORTH 56°04'53" EAST 47.88 FEET TO THE SOUTHEAST CORNER OF LOT 4, EAST RUBENS SUBDIVISION, ON FILE WITH THE OFFICE OF THE SALT LAKE COUNTY RECORDER; THENCE NORTH 02°32'00" EAST ALONG THE EAST LINE OF SAID SUBDIVISION A DISTANCE OF 365.74 FEET; TO THE POINT OF BEGINNING.

LESS AND EXCEPTING THEREFROM THE FOLLOWING DESCRIPTION:

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ALSO LESS AND EXCEPTING THEREFROM THE FOLLOWING DESCRIPTION:

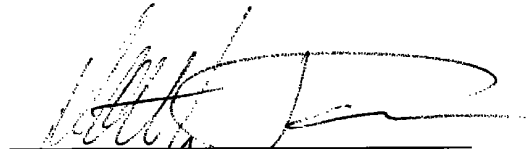
BEGINNING AT A POINT ON THE SOUTH LINE OF 5600 SOUTH STREET AT ITS INTERSECTION WITH A NORTHWESTERLY FENCE LINE, SAID POINT BEING DUE SOUTH 1564.29 FEET AND DUE EAST 2435.80 FEET FROM THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 2 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID POINT ALSO BEING SOUTH 85°24'50" EAST 1672.04 FEET AND SOUTH 19°09'50" EAST 36.05 FEET FROM A COUNTY MONUMENT IN THE INTERSECTION OF STATE AND 5600 SOUTH STREETS; THENCE SOUTH 19°09'50" EAST 184.52 FEET ALONG A FENCE; THENCE SOUTH 0°04' WEST 67.94 FEET; THENCE SOUTH 89°20' EAST 24.50 FEET TO A FENCE; THENCE ALONG A FENCE SOUTH 19°09'50" EAST 26.33 FEET AND SOUTH 17° WEST 26.04 FEET; THENCE SOUTH 0°40' WEST 79.19

FEET TO A FENCE; THENCE SOUTH 87°28' EAST 233 FEET ALONG A FENCE; THENCE NORTH 59°15'10" EAST 19.67 FEET TO A GATE POST; THENCE NORTH 13°08'30" EAST 356.39 FEET TO THE SOUTH LINE OF 5600 SOUTH STREET; THENCE ALONG SAID SOUTH LINE SOUTH 89°42'20" WEST 101.25 FEET AND NORTH 85°24'50" WEST 314.85 FEET TO THE POINT OF BEGINNING.

PARCEL IDENTIFICATION NO. 22-18-177-005.


Further Affiant sayeth not.

Dated this 19th day of August, 2021.


By: Matthew Jagerson

STATE OF UTAH)
) ss.
COUNTY OF SALT LAKE)

On the 19th day of August, 2021, personally appeared before me Matthew Jagerson, the signer (s) of the above instrument, who duly acknowledged to me that he executed the same.


Notary Public

My Commission Expires: 5/31/23
Residing at: Salt Lake

