

ORDER NO. 169055/T

WHEN RECORDED MAIL DOCUMENT
AND TAX NOTICE TO:
ENVISION FINANCE & MORTGAGE, INC.
57 North 775 East
Tremonton, UT 84337

ADD PARCEL SPLIT:
05-043-0079 < 05-043-0092

WARRANTY DEED

DAVID LYNN STANDER AND TARA P. STANDER

Grantor,

of Tremonton, County of Box Elder, State of Utah
hereby CONVEY and WARRANT to

ENVISION FINANCE & MORTGAGE, INC.

Grantee,

of Tremonton, County of Box Elder, State of Utah, for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in BOX ELDER county, State of UT, to-wit

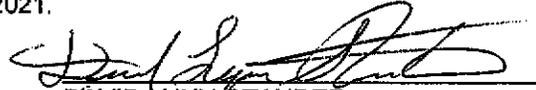
See attached Exhibit "A"

05-043-0079 (Part of)

* The purpose of this deed is to split one parcel into 2 parcels

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2021 taxes and thereafter.

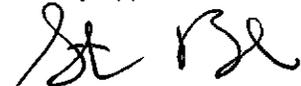
WITNESS the hand of said grantor, this 14 day of April, 2021.



DAVID LYNN STANDER


TARA P. STANDER

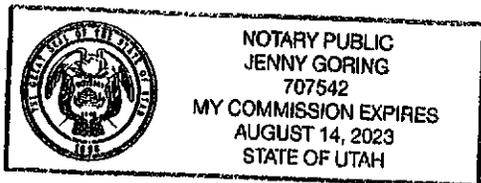
Tremonton City Approval:

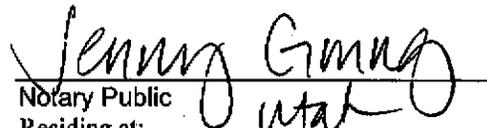


STEVE BENCH, Authorized Signatory

STATE OF UTAH)
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COUNTY OF BOX ELDER)

On the 14 day of April, 2021, personally appeared before me DAVID LYNN STANDER and TARA P. STANDER, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.





Notary Public
Residing at: Utah
My commission expires: 8-14-23

File No. 169055

EXHIBIT "A"
LEGAL DESCRIPTION

Part of the Northeast 1/4 of Northwest 1/4 of Section 3, Township 11 North, Range 3 West, Salt Lake Base and Meridian described as follows: Beginning at a point 2440.66 feet East and 33 feet South of the Northwest corner of Section 3, Township 11 North, Range 3 West, Salt Lake Base and Meridian, said point being on the South line of Tremonton City 1200 North Street; thence South 580.00 feet; thence West 1120.66 feet, more or less to the West line of the Northeast 1/4 of Northwest 1/4 of said Section 3; thence South 700.00 feet, more or less along said line to the South line of the Northeast 1/4 of Northwest 1/4 of said Section 3; thence East 1195.66 feet along said line to a point 1280 feet South and 75 feet East of the point of beginning; thence North 1280 feet to the South line of said 1200 North Street; thence West 75 feet; along the South line of said street to the point of beginning. Subject to an irrigation ditch easement and right of way affecting the Westerly and Southerly 15 feet, more or less, thereof.

LESS:

PART OF THE NORTHEAST QUARTER OF NORTHWEST QUARTER OF SECTION 03, TOWNSHIP 11 NORTH, RANGE 03 WEST, SLBM. BEGINNING AT A POINT 2440.66 FEET EAST AND 33 FEET SOUTH OF THE NORTHWEST CORNER OF SECTION 03, TOWNSHIP 11 NORTH, RANGE 03 WEST, SLBM; SAID POINT BEING ON THE SOUTH LINE OF 1200 NORTH ST; THENCE SOUTH 615.00 FEET; THENCE EAST 75 FEET; THENCE NORTH 615.00 TO THE SOUTH LINE OF SAID 1200 NORTH STREET; THENCE WEST 75 FEET ALONG THE SOUTH LINE OF SAID STREET TO THE POINT OF BEGINNING.

05-043-0079 (Part of)