

m4297

Mail tax notice to:  
JACK B. PARSON COMPANIES  
2350 SOUTH 1900 WEST  
OGDEN, UTAH 84409

**QUIT-CLAIM DEED**

PAUL F. WARNER AND BEVERLY P. WARNER, TRUSTEES OF THE PAUL F. WARNER  
REVOCABLE TRUST  
grantor of MOUNTAIN GREEN , County of MORGAN , State of UTAH  
hereby QUIT-CLAIM to

JACK B. PARSON COMPANIES, A UTAH CORPORATION

grantee

of 2350 SOUTH 1900 WEST, OGDEN, UTAH 84409  
for the sum of Fifteen Dollars and other valuable consideration  
the following described tract of land in MORGAN County, State of Utah:

CONTINUED

Subject to easements, restrictions and rights of way of record.

WITNESS, the hands of said grantors, this 3RD day of APRIL , 1997

Signed in the presence of

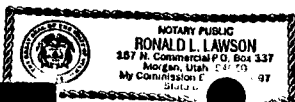
*Paul F. Warner*  
PAUL F. WARNER, TRUSTEE

*Beverly P. Warner*  
BEVERLY P. WARNER, TRUSTEE

STATE OF UTAH )  
                          )  
COUNTY OF MORGAN )

00072516 BxH0126 Pg00673-00675  
DEBBIE WEAVER, MORGAN COUNTY RECORDER  
1997 APR 03 14:08 PM FEE \$16.00 BY BDM  
REQUEST: MOUNTAIN VIEW TITLE & ESCROW IN

On the 3RD day of APRIL , A.D. 1997, personally appeared before me  
PAUL F. WARNER AND BEVERLY P. WARNER, TRUSTEES OF THE PAUL F. WARNER  
REVOCABLE TRUST  
the signers of the within instrument, who duly acknowledged to me that they  
executed the same.



*Ronald L. Lawson*  
Notary Public  
residing at:  
Commission expires:

Continued

A TRACT OF LAND SITUATE IN THE NORTHWEST QUARTER OF SECTION 25, AND THE NORTHEAST QUARTER OF SECTION 26, AND THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 5 NORTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY, MORGAN COUNTY, UTAH, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 25; THENCE SOUTH 89DEG 43'35" EAST 418.18 FEET ALONG THE SECTION LINE; THENCE SOUTH 00DEG 00'00" EAST 151.43 FEET TO A POINT ON THE SOUTHEASTERLY LINE OF STATE HIGHWAY NO. 167, THE TRUE POINT OF BEGINNING;

THENCE SOUTH 39DEG 45'59" EAST 34.71 FEET ALONG A FENCE LINE; THENCE NORTH 69DEG 02'40" EAST 1069.80 FEET ALONG A FENCE LINE; THENCE NORTH 69DEG 02'40" EAST 51.94 FEET TO THE CENTER OF THE OLD TRAPPERS LOOP ROAD; (THE FOLLOWING TWO COURSES FOLLOW THE CENTER OF THE OLD TRAPPERS LOOP ROAD); THENCE SOUTH 04DEG 14'35" EAST 228.88 FEET TO A POINT ON THE NORTH LINE OF SAID NORTHWEST QUARTER OF SECTION 25; THENCE SOUTH 04DEG 13'35" EAST 995.35 FEET; THENCE LEAVING OLD TRAPPERS LOOP ROAD, NORTH 90DEG 00'00" WEST 511.02 FEET; THENCE SOUTH 00DEG 09'40" EAST 656.00 FEET TO A POINT ON THE NORTH LINE OF OLD HIGHWAY ROAD; (THE FOLLOWING THREE COURSES FOLLOW THE NORTHERLY LINE OF OLD HIGHWAY ROAD) THENCE 184.12 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 1472.70 FEET, AN INCLUDED ANGLE OF 07DEG 09'48", AND A LONG CHORD BEARING SOUTH 86DEG 15'26" WEST 184.00 FEET; THENCE SOUTH 82DEG 40'32" WEST 780.90 FEET; THENCE 50.76 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 2824.90 FEET, AN INCLUDED ANGLE OF 01DEG 01'47", AND A LONG CHORD BEARING SOUTH 83DEG 11'25" WEST 50.76 FEET; THENCE LEAVING SAID NORTHERLY LINE OF OLD HIGHWAY ROAD, NORTH 00DEG 41'40" EAST 218.70 FEET ALONG A FENCE LINE; THENCE NORTH 62DEG 19'37" WEST 514.41 FEET ALONG A FENCE LINE; THENCE NORTH 15DEG 50'55" WEST 256.23 FEET ALONG A FENCE LINE TO A POINT ON THE EASTERLY LINE OF STATE HIGHWAY NO. 167; (THE FOLLOWING SIX COURSES FOLLOW THE SOUTHEASTERLY LINE OF STATE HIGHWAY NO. 167); THENCE 149.82 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 920.92 FEET, AN INCLUDED ANGLE OF 09DEG 19'16", AND A LONG CHORD BEARING NORTH 40DEG 47'03" EAST 149.66 FEET; THENCE NORTH 11DEG 33'46" EAST 206.96 FEET; THENCE NORTH 54DEG 11'41" EAST 162.69 FEET TO A POINT OF TANGENT; THENCE NORTH 54DEG 11'41" EAST 326.21 FEET TO A POINT OF SPIRAL CURVE; THENCE ALONG A SECTION OF A SPIRAL CURVE, HAVING A LONG CHORD BEARING NORTH 49DEG 59'43" EAST 370.62 FEET; THENCE 97.16 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 918.51 FEET, AN INCLUDED ANGLE OF 06DEG 03'38", AND A LONG CHORD BEARING NORTH 38DEG 54'52" EAST 97.11 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 56.513 ACRES, MORE OR LESS.

THE BASIS OF BEARING IS THE WEST LINE OF SAID NORTHWEST QUARTER OF SECTION 25, CALLED SOUTH 00DEG 17' 10" WEST, WHICH IS DERIVED BY A TRANSLATION FROM THE CENTERLINE OF STATE HIGHWAY NO. 167, WHICH BEARINGS ARE

Continued  
DERIVED  
FROM THE STATE PLANE COORDINATE SYSTEM.