

MTC 263703

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

ENT 59226:2018 PG 1 of 3  
**Jeffery Smith**  
**Utah County Recorder**  
2018 Jun 25 04:41 PM FEE 14.00 BY MG  
RECORDED FOR Meridian Title Company  
ELECTRONICALLY RECORDED

**Special Warranty Deed**  
(CONTROLLED ACCESS)  
(University)

Utah County	Tax ID No.	41:840:001
	PIN No.	11982
	Project No.	S-0085(10)
	Parcel No.	0085:120:A

University of Utah, a body corporate and politic, of the State of Utah, Grantor(s), hereby CONVEYS AND WARRANTS against all claiming by, through, or under them, and against acts of themselves, to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described parcel of land in Utah County, State of Utah, to-wit:

Subject to and except for all matters of record.

A parcel of land in fee for construction of the highway known as Mountain View Corridor, being part of an entire tract of property situate, being part of an entire tract of property situate in the NW1/4 SW1/4 of Section 2, T.5S., R.1W., S.L.B.&M. The boundaries of said parcel of land are described as follows:

Beginning at the northwest corner of said entire tract in the easterly right of way line of Redwood Road said corner is 929.40 feet (929.38 feet by record) N.89°48'50"E. along the section line and 257.30 feet (257.20 feet by record) South from the West Quarter Corner of said Section 2; said corner is also approximately 93.11 feet perpendicularly distant easterly from the Redwood Road Right of Way Control Line opposite engineer station 669+34.89; and running thence S.89°31'49"E. 49.05 feet along the southerly right of way and limited access line of 2100 North Freeway to a point 141.00 feet perpendicularly distant easterly from said control line opposite engineer station 699+24.28; thence S.10°27'07"E. 254.37 feet to a point 134.00 feet perpendicularly distant easterly from said control line opposite engineer station 696+70.00; thence S.05°06'37"E. 413.01 feet to said easterly right of way line of Redwood Road at a point

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approximately 84.25 feet perpendicularly easterly from said control line opposite engineer station 692+60.00; thence N.12°10'38"W. 504.12 feet along said easterly right of way line; thence N.08°37'22"W. 171.08 feet along said easterly right of way line to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation. The above described parcel of land contains 23,770 square feet or 0.546 acre in area, more or less.

(Note: Rotate all bearings in the above description 00°00'01" clockwise to obtain highway bearings.)

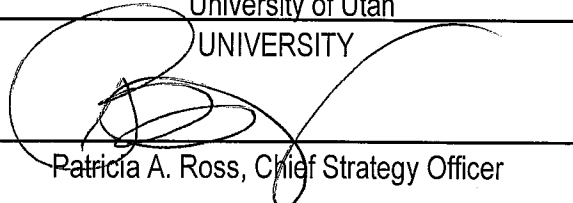
To enable the Utah Department of Transportation to construct and maintain a public highway as freeway as contemplated by Title 72, Chapter 6, Section 117, Utah Code Annotated 1998, as amended, the limited access highway facility that will comprise of frontage roads and adjacent lands between the frontage roads for a future limited access highway, the Owners of said entire tract of property hereby release and relinquish to the Utah Department of Transportation any and all rights of ingress and egress from Owner's remaining property adjacent to the land, which consists of the limited access highway facility, conveyed to the Utah Department of Transportation.

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IN WITNESS WHEREOF, said Grantor has caused this instrument to be executed by its proper office thereunto duly authorized, this 25<sup>th</sup> day of MAY, A.D. 2018.

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

University of Utah  
UNIVERSITY  
By   
Patricia A. Ross, Chief Strategy Officer

On the date first above written personally appeared before me, Patricia A. Ross, who being by me duly sworn, did say that she executed the foregoing instrument as Chief Strategy Officer of the University of Utah and she acknowledged to me that the University of Utah executed the same.

WITNESS my hand and official stamp the date in this certificate first above written:

  
Notary Public

