

RECORDING REQUESTED BY &  
WHEN RECORDED, MAIL TO:

Board of Education of Provo City  
Attn: Derek Anderson, Business Administrator  
Provo City School District  
280 W 940 N  
Provo, Utah 84604

Tax Parcel: 22:006:0137

ORT: 16199024M + 2160993#M

*(space above reserved for Recorder's use only)*

### SPECIAL WARRANTY DEED

BRIGHAM YOUNG UNIVERSITY, a Utah nonprofit corporation (“Grantor”), whose address is A360 ASB, Provo, UT, 84602, hereby conveys and warrants against all claiming by, through or under Grantor only, to BOARD OF EDUCATION OF PROVO CITY SCHOOL DISTRICT, a political subdivision of the State of Utah (“Grantee”), whose address is 280 W 940 N, Provo, Utah 84604, for the sum of Ten Dollars and other good and valuable consideration, the following described tract of land in Utah County, Utah:

See legal description on Exhibit A attached hereto and incorporated by reference herein.

SUBJECT TO the lien for general taxes and assessments not yet due and payable, and subject to all easements, claims of easements, rights-of-way, zoning regulations, matters which would be disclosed by a proper survey, and other matters appearing of record (but excluding any mortgages, trust deeds, or other liens securing monetary obligations).

*[Signatures and acknowledgments to follow]*



**EXHIBIT A****Description of the Property**

A portion of the Southwest Quarter of Section 32, Township 6 South, Range 3 East, Salt Lake Base and Meridian, and the Northwest Quarter of Section 5, Township 7 South, Range 3 East, Salt Lake Base and Meridian, more particularly described as follows:

Beginning at the Northwest Corner of PLAT "A", LOCUST LANE subdivision, said point being located N89°15'50"E along the Section Line 763.72 feet and North 604.26 feet from the Southwest Quarter of Section 32, Township 6 South, Range 3 East, Salt Lake Base and Meridian; thence N67°53'47"E along the south line of EVENING GLOW PLAT "B" subdivision 359.72 feet to the westerly line of EVENING GLOW PLAT "C" subdivision; thence along said subdivision the following two (2) courses: S13°22'01"E 8.00 feet; thence N89°17'59"E 218.93 feet to the westerly line of OAK CLIFF SECTION "A" subdivision (the surveyed locations of the previously described subdivisions are based on the physical location of lines of occupation, fences, street improvements and found etches in sidewalk and differs from the record location based on the plat descriptions); thence along said subdivision the following two (2) courses: S0°39'15"E 463.51 feet; thence N89°20'45"E 7.46 feet to the east line of that real property described in Deed Entry No. 14418:1953 of the official records of the Utah County Recorder; thence South 545.13 feet along said real property to the intersection with an existing fence line being the best evidence of the location of that real property described in Deed Entry No. 9435:1968 of the official records of the Utah County Recorder; thence along said fence line the following three (3) courses: S89°15'50"W 37.69 feet; thence S0°44'10"E 111.52 feet; thence N51°01'50"E 46.64 feet to the intersection with that real property described in Deed Entry No. 14418:1953 of the official records of the Utah County Recorder; thence along said real property the following three (3) courses: South 29.88 feet; thence S59°27'00"W 230.00 feet; thence S77°44'00"W 144.82 feet to the southeast corner of LOCUST LANE PLAT "A" subdivision; thence along the West line of said subdivision the following nine (9) courses: N18°48'31"W 140.58 feet; thence along the arc of a 150.00 foot radius curve to the right 59.90 feet through a central angle of 22°52'53" (chord: N7°22'05"W 59.51 feet); thence N4°04'22"E 225.33 feet; thence along the arc of 206.00 foot radius curve to the left 82.20 feet through a central angle of 22°51'41" (chord: N7°21'29"W 81.65 feet); thence N18°47'19"W 354.69 feet; thence along the arc of a 300.00 foot radius curve to the right 49.77 feet through a central angle of 9°30'19" (chord: N14°02'09"W 49.71 feet); thence N9°17'00"W 156.61 feet; thence along the arc of a 356.00 foot radius curve to the left 50.39 feet through a central angle of 8°06'38" (chord: N13°20'18"W 50.35 feet); thence N17°23'37"W 55.64 feet to the point of beginning.

Tax ID No. 22-006-0137

WHEN RECORDED MAIL TO:  
BOARD OF EDUCATION OF PROVO CITY SCHOOL DISTRICT  
280 W 940 N PROVO, UT 84604

ENT 33059:2019 PG 1 of 2  
Jeffery Smith  
Utah County Recorder  
2019 Apr 19 12:12 PM FEE 13.00 BY DA  
RECORDED FOR Inwest Title - Orem #1  
ELECTRONICALLY RECORDED

SPACE ABOVE THIS LINE FOR RECORDERS USE ONLY \_\_\_\_\_

RECORDED AT THE REQUEST OF INWEST TITLE SERVICES, INC. ORDER # 255274  
MAIL TAX NOTICE TO: BOARD OF EDUCATION OF PROVO CITY SCHOOL DISTRICT  
280 W 940 N PROVO, UT 84604

## WARRANTY DEED

**SKYLER ALLEN MEINE AND CASSIDY MARIE MEINE, TRUSTEES OF THE S AND C MEINE  
REVOCABLE LIVING TRUST, DATED NOVEMBER 2, 2016**

GRANTOR(S)

OF AMERICAN FORK, COUNTY OF UTAH, STATE OF UTAH  
HEREBY CONVEY AND WARRANT TO

**BOARD OF EDUCATION OF PROVO CITY SCHOOL DISTRICT**

GRANTEE(S)

OF PROVO, COUNTY OF UTAH, STATE OF UTAH  
FOR THE SUM OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION,  
THE FOLLOWING DESCRIBED TRACT OF LAND IN UTAH COUNTY, STATE OF :

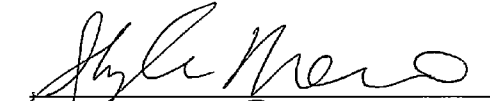
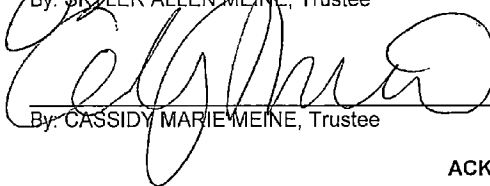
(21-043-0016) (21-043-0017) (21-043-0018)

See Attached Exhibit "A"

SUBJECT TO EASEMENTS, RESTRICTIONS, ENCUMBRANCES AND RIGHTS OF WAY OF RECORD, AND TAXES  
FOR THE YEAR 2019 AND THEREAFTER.

WITNESS, THE HAND(S) OF SAID GRANTOR(S), THIS 18TH DAY OF APRIL, 2019.

THE S AND C MEINE REVOCABLE LIVING TRUST, DATED NOVEMBER 2, 2016

  
By: SKYLER ALLEN MEINE, Trustee  
  
By: CASSIDY MARIE MEINE, Trustee

### ACKNOWLEDGMENT

STATE OF UTAH )  
(ss.  
COUNTY OF UTAH )

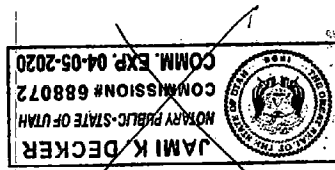
On the 18th day of April, 2019, personally appeared before me **SKYLER ALLEN MEINE, TRUSTEE AND CASSIDY  
MARIE MEINE, TRUSTEE**, whose identity(ies) is/are personally known to me, or proven on the basis of satisfactory  
evidence, and who by me duly sworn/affirmed, did say that he/she/they is/are acting in the capacity referenced above for  
**THE S AND C MEINE REVOCABLE LIVING TRUST, DATED NOVEMBER 2, 2016**, and that said document was signed  
by him/her/them in behalf of said Trust by the authority of the Trust Agreement and any Amendments thereto, and said  
individual(s) acknowledged to me that said Trust executed the same.

  
NOTARY PUBLIC

My Commission Expires: 4/5/2020  
Residing at: OREM, UT



 INWEST TITLE  
998 NORTH 1200 WEST, SUITE 102  
OREM, UT 84057



A PARCEL OF LAND SITUATE IN THE SOUTHEAST QUARTER OF SECTION 11, TOWNSHIP 7 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLO'

COMMENCING SOUTH 803.71 FEET AND NORTH 89°26'52" EAST 3,288.11 FEET FROM THE REFERENCE CORNER TO THE WEST QUARTER CORNER OF SECTION 11, SAID REFERENCE CORNER BEING SOUTH 86°08'22" WEST 165.00 FEET FROM THE WEST QUARTER CORNER OF SECTION 11, TOWNSHIP 7 SOUTH, RANGE 2 EAST, SALT LAKE BASE AND MERIDIAN, AND RUNNING; THENCE NORTH 89°26'52" EAST 785.76 FEET; THENCE SOUTH 00°03'08" EAST 537.90 FEET; THENCE NORTH 89°48'08" WEST 500.94 FEET; THENCE SOUTH 00°03'03" EAST 265.68 FEET TO A POINT ON AN EXISTING BARBED WIRE FENCE; THENCE ALONG SAID BARBED WIRE FENCE THE FOLLOWING (5) FIVE COURSES: 1) SOUTH 07°04'32" WEST 78.12 FEET; 2) SOUTH 59°58'32" WEST 41.55 FEET; 3) SOUTH 77°02'05" WEST 114.05 FEET; 4) NORTH 66°44'22" WEST 120.52 FEET; 5) SOUTH 83°26'18" WEST 17.39 FEET; THENCE NORTH 00°03'03" WEST 872.57 FEET TO THE POINT OF BEGINNING.

SITUATE IN UTAH COUNTY, STATE OF UTAH.