

18-186
WHEN RECORDED MAIL TO:
Beifuss Family, LLC
11031 S 1600 W
Elk Ridge, UT 84651

ENT 90807:2019 PG 1 of 2
Jeffery Smith
Utah County Recorder
2019 Sep 13 03:55 PM FEE 40.00 BY MA
RECORDED FOR Investors Title Insurance Agency, Inc
ELECTRONICALLY RECORDED

WARRANTY DEED

Z-Act, LLC.

Grantor,

of Lehi, Utah
hereby CONVEYS and WARRANTS to

ACCOMODATION RECORDING ONLY
INVESTORS TITLE INSURANCE AGENCY, INC. MAKES
NO REPRESENTATION AS TO CONDITION OF TITLE,
NOR DOES IT ASSUME ANY RESPONSIBILITY FOR
VALIDITY, SUFFICIENCY OR EFFECTS OF DOCUMENT.

Beifuss Family, LLC.

Grantee,

of Lehi, for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in UTAH, State of Utah, to-wit:

Parcel 3:

A tract of land situate in the Northeast quarter of the Northeast quarter of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian. The boundaries of said tract of land are described as follows:

Beginning at the intersection of the grantors Easterly property line and the Northerly highway right of way and limited access line of Pioneer Crossing which is 521.97 feet South 00°04'58" West along the Section Line and 337.86 feet West from the Northeast corner of said Section 19, thence North 72°27'46" West 353.04 feet along said highway right of way and limited access line of Pioneer Crossing to the grantors Westerly property line; thence North 43.43 feet along said grantors Westerly property line to the grantors Northerly property line; thence North 88°54'00" East 337.51 feet along said grantors Northerly property line to the grantors Easterly property line; thence South 00°18'00" West 156.29 feet along said grantors Easterly property 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.

Parcel No.: 13-030-0071

Parcels 4 and 5:

A tract of land situated in the Northeast Quarter of the Northeast Quarter of Section 19, Township 5 South, Range 1 East, Salt Lake Base and Meridian. The boundaries of said tract of land are described as follows:

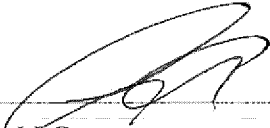
Beginning at a point on the Northerly highway right of way and limited access line of Pioneer Crossing which is 675.26 feet South 89°44'04" West along the Section Line and 412.46 feet South from the Northeast corner of said Section 19; thence along said Northerly highway right of way and limited access line of Pioneer Crossing (2) two courses as follows: North 72°27'46" West 213.82 feet to a point of curvature and Northwesterly along the arc of a 1560.00 foot radius curve to the left a distance 123.31 feet (central angle equals 04°31'44" and long chord bears North 74°43'38" West 123.28 feet) to the grantors Westerly property line; thence along said grantors Westerly property line North 00°42'10" East 10.31 feet to the grantors Northerly property line; thence along said Grantors Northerly property line East 167.96 feet; thence South 00°15'59" East 32.51 feet; thence South 89°53'50" East 154.57 feet; thence South 74.43 feet 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.

Parcel No.: 13-030-0090; 13-030-0091

LESS AND EXCEPTING any and all water rights associated herewith.

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2019 taxes and thereafter.

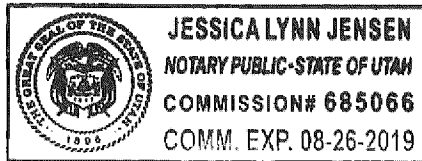
WITNESS the hand of said grantor, this 4th day of March, 2019

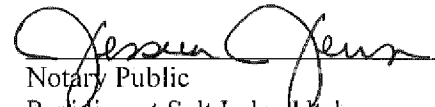


Z-Act, LLC
By: Caleb Olayan
Its: Managing Member

STATE OF UTAH)
 :SS
COUNTY OF Salt Lake)

On the 4th day of March, 2019, personally appeared before me Caleb Olayan, who being duly sworn, says that he is the Managing Member of Z-Act, LLC, the LLC that executed the above and foregoing instrument and that said instrument was signed in behalf of said LLC by authority of its by-laws and said acknowledged to me that said corporation executed the same.




Notary Public
Residing at Salt Lake, Utah :
My Commission Expires: 8/26/19

When Recorded mail to:
Belfuss Family, LLC
11031 S 1600 West
Elk Ridge, UT 84651



ENT 82297:2021 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2021 Apr 30 1:35 pm FEE 40.00 BY SM
RECORDED FOR LEHI CITY CORPORATION

QUIT CLAIM DEED

Z—Act, LLC

GRANTOR(S)

of Orem, UT

QUIT CLAIMS to

Belfuss Family, LLC

GRANTEE(S)

of Elk Ridge County of Utah STATE OF UTAH

FOR THE SUM OF ONE DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, THE FOLLOWING DESCRIBED TRACT OF LAND IN Utah COUNTY, STATE OF Utah to-wit:

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN, SAID TRACT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT BEING SOUTH 297.79 FEET AND EAST 1849.05 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 19, (BASIS OF BEARINGS BEING SOUTH 89°36'37" WEST BETWEEN SAID NORTH QUARTER CORNER AND THE WITNESS CORNER FOR THE NORTHWEST CORNER OF SAID SECTION 19); AND RUNNING THENCE SOUTH 89°53'50" EAST 154.72 FEET; THENCE SOUTH 30.97 FEET; THENCE NORTH 89°53'50" WEST 154.58 FEET; THENCE NORTH 00°15'59" WEST 30.97 FEET TO THE POINT OF BEGINNING.

CONTAINS 4,789 SQ FT OR 0.110 ACRES, MORE OR LESS

Tax ID Number 13-027-0113

WITNESS, THE HAND(S) OF SAID GRANTOR(S), on April 12, 2021^{Co}

Z-Act, LLC


By: Caleb Olayan
Its: Manager

STATE OF Utah

)
:SS

COUNTY OF Utah

)
2021 *MSC*

On April 12, ~~2020~~ ²⁰²¹ personally appeared before me, Caleb Olayan who being duly sworn did say that he is the Manager of Z-Act, LLC, a Utah limited liability company and that the within and foregoing instrument was signed on behalf of said limited liability company by authority of its articles of organization and the said Caleb Olayan acknowledged to me that said limited liability company executed the same.

Marcie S. Clark
NOTARY PUBLIC

