



ENT 20296:2018 PG 1 of 5
 JEFFERY SMITH
 UTAH COUNTY RECORDER
 2018 Mar 02 11:35 am FEE 18.00 BY SW
 RECORDED FOR STRAWBERRY WATER USERS

WATER DEED

The Banana Farm, LLC, of 1985 E. Viscounti Dr., Sandy, Utah 84093, Grantors, hereby convey and warrant to William L. Beck and Linda L. Beck, and their successors in trust, trustees of the William and Linda Beck Family Trust, of 1776 West 6800 South, Spanish Fork, UT 84660 for consideration of Ten Dollars (\$10.00) and other considerations, the following described water-right:

A right to the use of Strawberry Project Water, for the irrigation of land, evidenced by Water-Right Application for land in private ownership:

SVP Serial #2099.002	3.95 acre-feet
SVP Serial #2085.004	3.06 acre-feet
SVP Serial #2119.003	.28 acre-feet

of Contracts, in the office of the County Recorder of Utah County, upon which Construction Charges have been paid in full.

Said application recites that the water-right described therein is to be appurtenant to the following described Project Land in Utah County, to wit:

COM N 3.36 CH FR W 1/4 COR. SEC. 13, T8S, R2E, SLB&M.; N 89 DEG 30' 0" W 16.75 CH; S 0 DEG 35' 0" W 3.5 CH; S 1 DEG 15' 0" W 6.59 CH; N 89 DEG 45' 0" E 16.93 CH; N .61 CH; E 1 CH; N 6 CH; E 2.25 CH; N 18 DEG 15' 0" W 3.49 CH; W 2.25 CH TO BEG. AREA 18.287 AC.
 Tax ID: 24:047:0021

There are no mortgages or other liens against said land, except the following:

As a result of this conveyance, the quantity of water which can be beneficially used for the irrigation of 15.15 acres, more or less, of land, but not exceeding a total of 7.29 acre feet per annum will be transferred to and used upon the following described project land in Utah County to wit:

Parcel 1 (Serial#2099.002 3.95 acre-feet SVP Water)

COM N 227.51 FT FR E 1/4 COR. SEC. 22 T8S R2E SLB&M.; N 987.94 FT; N 82 DEG 0' 0" W 148.99 FT; N 33 DEG 0' 0" W 72.94 FT; S 53 DEG 18' 17" W 222.26 FT; S 1 DEG 10' 44" E 946.36 FT; N 82 DEG 26' 11" E 90.22 FT; S 89 DEG 23' 4" E 256.58 FT TO BEG. AREA 8.225 AC. Tax ID: 25:011:0024


Parcel 2 (Serial# 2085.004 & 2119.003 3.34 acre-foot SVP Water)


COM N 227.51 FT & W .23 FT FR W 1/4 COR. SEC. 23 T8S R2E SLB&M.; S 89 DEG 23' 4" E 389.76 FT; N 8 DEG 28' 57" W 946.76 FT; N 75 DEG 45' 0" W 187.49 FT; N 82 DEG 0' 0" W 59.25 FT; S 0 DEG 33' 46" W 986.66 FT TO BEG. AREA 6.925 AC. Tax ID: 25:014:0025

The Strawberry Water Users Association and the West Field Canal Company do hereby reserve all rights and interests as contained in paragraph 9 of the original Water Right Application covering Water Right Serial No. 2099, 2085 and 2119 and pertaining to the above described parcels of land.

The Grantee assumes the obligations imposed upon the applicant by the said water-right application in the ratio which the water-right hereby conveyed bears to the entire water-right evidenced by said application and hereby subjects the land last above described, and all water-rights now or hereafter appurtenant thereto, to a lien to secure payment of the annual charge for operation and maintenance, as provided in said application, and all obligations of the applicant as a member of the Strawberry Water Users Association with respect to the water-right herein conveyed.

This change shall not become effective until approved by the Strawberry Water Users Association, the West Field Canal Company, and the Secretary of the Interior of the United States.


Clifford Zane Marsden, Manager
The Banana Farm, LLC


Kaye H. Bjorkman, Manager
The Banana Farm, LLC

STATE OF UTAH) SS
COUNTY OF UTAH)

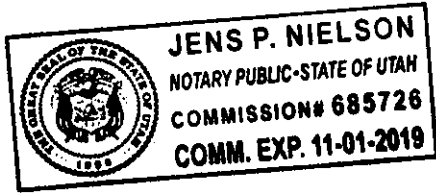
On the 28th day of December, 2017, personally appeared before me **Clifford Zane Marsden** and who by me duly sworn, did say that he is the Manager and that said document was signed by him in behalf of The Banana Farm, LLC, the Grantors of this document, signers of the within instrument who duly acknowledged to me that he executed the same.


Notary Public



STATE OF UTAH) SS
COUNTY OF UTAH)

On the 27 day of December, 2017, personally appeared before me **Kaye H. Bjorkman** and who by me duly sworn, did say that he is the Manager and that said document was signed by him in behalf of The Banana Farm, LLC, the Grantors of this document, signers of the within instrument who duly acknowledged to me that he executed the same.



Jens P. Nielson
Notary Public

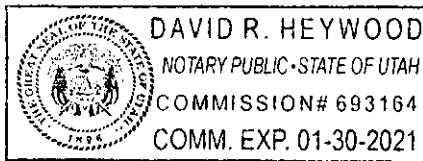
This Conveyance is accepted under the terms and conditions set out herein. Dated 27 Day of December, 2017.

William L. Beck
William L. Beck, Trustee

Linda L. Beck
Linda L. Beck, Trustee

STATE OF UTAH) SS
COUNTY OF UTAH)

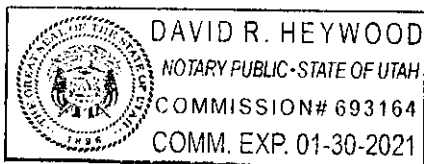
On the 27 day of December, 2017, personally appeared before William L. Beck, the signer of the within instrument who duly acknowledged to me that they executed the same.



David R. Heywood
Notary Public

STATE OF UTAH) SS
COUNTY OF UTAH)

On the 27 day of December, 2017, personally appeared before Linda L. Beck, the signer of the within instrument who duly acknowledged to me that they executed the same.



David R. Heywood
Notary Public

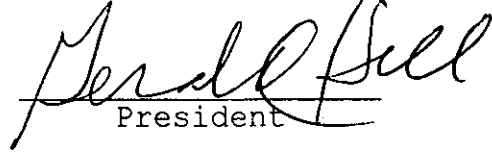
Approved:

West Field Canal Company

Attest:


Secretary

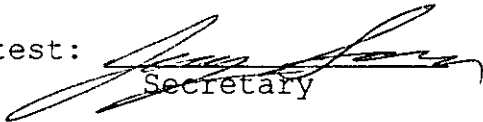
By:


President

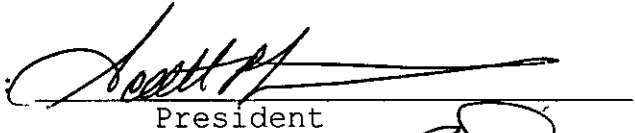
Approved:

Strawberry Water Users Association

Attest:

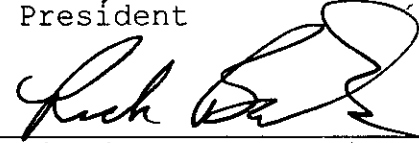

Secretary

By:


President

Approved:

By:


Authorized Representative of
the Secretary of the Interior

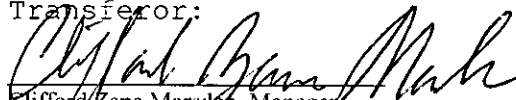
INDEMNITY AGREEMENT

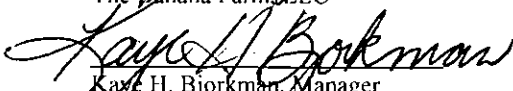
This Agreement dated this 30 day of Nov., 2017, by and between The Banana Farm, LLC, hereinafter referred to as Transferor, and William L. Beck and Linda L. Beck, and their successors in trust, trustees of the William and Linda Beck Family Trust hereinafter as Transferees.

WHEREAS: The transferor has 7.29 acre feet of Strawberry Project from Project lands owned by them, and described in the attached instrument, and attach the said water to other Project lands owned by the Transferees, and described in the attached instrument, the parties hereto agree and covenant as follows:

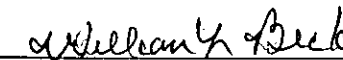
In the event that the Transferor has the land, upon which the Project Water is appurtenant, encumbered by a mortgage or other encumbrance, and in the event the said land is sold or foreclosed upon and the water should be claimed by other individuals than the Transferee, the Transferors hereby agree and covenant that they will hold the Strawberry Water Users Association and the West Field Canal Company harmless from any actions which will include all damages, attorney's fees and all costs which may be expended by said Strawberry Water Users Association or the Canal Company.

Transferor:


Clifford Lane Marsden, Manager
The Banana Farm, LLC


Kaye H. Bjorkman, Manager
The Banana Farm, LLC

Transferees:


William L. Beck


Linda L. Beck