

7-13071

Recorded at Request of Zions First National Bank PO Box 26304 SIC, Utah 84126-0304

at \_\_\_\_\_ M. Fee Paid \$ \_\_\_\_\_

by \_\_\_\_\_ Dep. Book \_\_\_\_\_ Page \_\_\_\_\_ Ref. \_\_\_\_\_

Mail tax notice to Wayne Hardy Address 1149 East Ridge Logan, Utah 84321

### SPECIAL WARRANTY DEED

[CORPORATE FORM]

ZIONS FIRST NATIONAL BANK, N.A. \_\_\_\_\_, a corporation organized and existing under the laws of the State of Utah, with its principal office at SALT LAKE CITY \_\_\_\_\_ of County of SALT LAKE \_\_\_\_\_ State of Utah, grantor, hereby CONVEYS AND WARRANTS against all claiming by, through or under it to

WAYNE B. HARDY and DENISE HARDY, husband and wife as joint tenants with full rights of survivorship \_\_\_\_\_ grantee of LOGAN, UTAH \_\_\_\_\_ for the sum of TEN AND NO/100 \_\_\_\_\_ DOLLARS the following described tract of land in and other good and valuable consideration \_\_\_\_\_ County, State of Utah: CACHE

SEE ATTACHED LEGAL DESCRIPTION

Subject to easements, restrictions and rights of way currently of record and general property taxes for the year 1990 and thereafter.

This Special Warranty Deed specifically limits any warranties made by Zions, with respect to the real property described herein, and Zions does not make any warranties except from the time Zions has owned the property in fee simple. Further this Special Warranty Deed is conveyed subject to all liens and encumbrances of record and which could have been determined by an inspection of the property.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the grantor at a lawful meeting duly held and attended by a quorum.

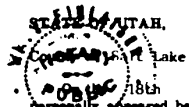
In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 18th day of January, A. D. 1990

Attest:

\_\_\_\_\_  
Secretary.

[CORPORATE SEAL]

Zions First National Bank  
By \_\_\_\_\_  
Eric B. Storey Vice President



Ent 529686 Bk 464 Pg 685  
Date 19-JAN-1990 4:16pm Fee 9.00  
MICHAEL L. GLEED, RECORDER  
\*\* CACHE COUNTY, UTAH \*\* Recognized By SA  
For HICKMAN LAND TITLE COMPANY

\_\_\_\_\_ 18th day of January \_\_\_\_\_, A. D. 1990  
I appeared before me Eric B. Storey and \_\_\_\_\_  
who being by me duly sworn did say, each for himself, that he, the said Eric B. Storey  
is the \_\_\_\_\_ president, and he, the said \_\_\_\_\_  
of Zions First National Bank \_\_\_\_\_ and that the within and foregoing  
instrument was signed in behalf of said corporation by authority of a resolution of its board of  
directors and said Eric B. Storey \_\_\_\_\_ and  
each duly acknowledged to me that said corporation executed the same and that the seal affixed  
is the seal of said corporation.

\_\_\_\_\_  
Notary Public

My commission expires May 31, 1990 My residence is Salt Lake City, Utah  
181-0021

Beginning at the Northwest Corner of the West half of Lot 6, Block 26, Plat "E" Logan Farm Survey, running thence East 10 rods; thence South 13 rods; thence East 14 rods; thence South 297 feet; thence West 231 feet; thence South 148.5 feet; thence West 25 feet; thence North 330 feet; thence West 140 feet; thence North 330 feet to the point of beginning.

TOGETHER with a right of way of ingress and egress and utilities over and across the following described property: Beginning at a point in the South line of said Lot 6, 140.0 feet East of the Southwest Corner of said Lot 6, Block 26, Plat "E" Logan Farm Survey, and running thence North 597 feet more or less to the South line of 2nd North Street; thence East 25.0 feet; thence South 597 feet more or less to said South line of Lot 6; thence West 25 feet to the point of beginning.

ALSO, being subject to a right of way for utilities 16 feet in width along the West and South boundaries of the above first described property. Being situate in the Southwest Quarter of Section 32, Township 12 North, Range 1 East of the Salt Lake Base and Meridian.

Ent 529686 Bk 464 Ps 686