

WHEN RECORDED, PLEASE RETURN TO:

50 W 100 S  
Moab, Utah  
84532

Ent 543703 Bk 930 Pg 48 - 53A  
Date: 20-JAN-2022 12:00:36PM  
Fee: \$40.00 Check Filed By: JAC  
JOHN ALAN CORTES, Recorder  
GRAND COUNTY CORPORATION  
For: BUSINESS RESOLUTIONS LLC

**QUIT CLAIM DEED**

*Hotel Moab II, LLC, a Utah limited liability company, and Hotel Moab, LLC, a Utah limited liability company, Grantor, hereby Quit Claim to Hotel Moab II, LLC, a Utah limited liability company, Grantee, for the sum of \$10,000 Dollars, the following described tract of land in Grand County, State of Utah:*

See attached Exhibit "A"

TOGETHER With all improvements located thereon; all easements benefiting the property; all rights, benefits, privileges and appurtenances pertaining to the property, and all water, water rights, oil, gas or other minerals interest in, on, under or above the property.

SUBJEC TO county taxes and assessments not delinquent, easements, rights of way, covenants, conditions and restrictions and all other matters of record.

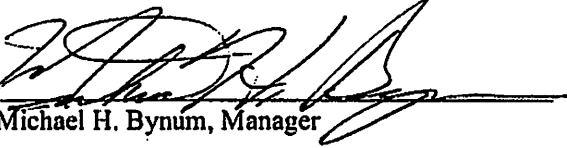
This Quit Claim Deed may be executed in Counterparts.

This Quit Claim Deed is dated to be effective this 12<sup>th</sup> day of October, 2021.

**GRANTOR:**

**HOTEL MOAB, LLC**

A Utah limited liability company

By:   
Michael H. Bynum, Manager

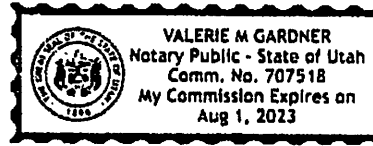
By:   
Kevin S. Gárn, Manager

By:   
David Webster Jr., Manager

STATE OF Utah )  
COUNTY OF Grand ) :ss

The foregoing instrument was acknowledged before me on this 20 day of January, ~~2021~~ <sup>2022</sup>, by Michael H. Bynum, as Manager of Hotel Moab LLC, a Utah limited liability company, the Grantor under the foregoing instrument.

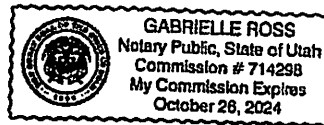
Valerie M. Gardner  
NOTARY PUBLIC



STATE OF Utah )  
COUNTY OF Davis ) :ss

The foregoing instrument was acknowledged before me on this 14 day of October, 2021, by Kevin S. Garn, as Manager of Hotel Moab LLC, a Utah limited liability company, the Grantor under the foregoing instrument.

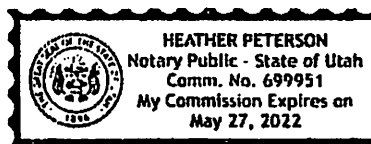
Gabrielle Ross  
NOTARY PUBLIC



STATE OF Utah )  
COUNTY OF Salt Lake ) :ss

The foregoing instrument was acknowledged before me on this 12 day of October, 2021, David Webster Jr., as Manager of Hotel Moab LLC, a Utah limited liability company, the Grantor under the foregoing instrument.


Heather Peterson  
NOTARY PUBLIC




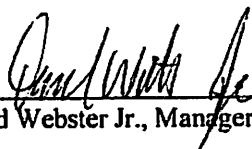
**GRANTOR:**

**HOTEL MOAB II, LLC**

A Utah limited liability company

By:   
Michael H. Bynum, Manager

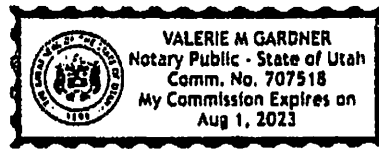
By:   
Kevin S. Garn, Manager

By:   
David Webster Jr., Manager

STATE OF Utah )  
COUNTY OF Grand ):ss

The foregoing instrument was acknowledged before me on this 20 day of January, <sup>2022</sup>2021, by Michael H. Bynum, as Manager of Hotel Moab II, LLC, a Utah limited liability company, the Grantor under the foregoing instrument.

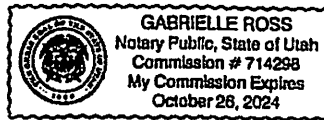
Valerie M. Gardner  
NOTARY PUBLIC



STATE OF Utah )  
COUNTY OF DAVIS ):ss

The foregoing instrument was acknowledged before me on this 14 day of October, 2021, by Kevin S. Garn, as Manager of Hotel Moab II, LLC, a Utah limited liability company, the Grantor under the foregoing instrument.

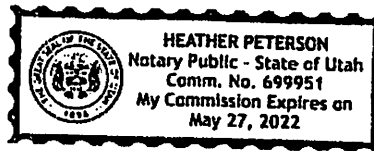
Gabrielle Ross  
NOTARY PUBLIC



STATE OF Utah )  
COUNTY OF Salt Lake ):ss

The foregoing instrument was acknowledged before me on this 12 day of October, 2021, David Webster Jr., as Manager of Hotel Moab II, LLC, a Utah limited liability company, the Grantor under the foregoing instrument.

Heather Peterson  
NOTARY PUBLIC



**Exhibit "A"**

**NEW PARCEL 01-0001-0158**

Beginning at a point being South 1391.44 feet and North 89°47'00" West 811.40 feet from the North ¼ corner of Section 1, Township 26 South, Range 21 East, Salt Lake Base and Meridian, also South 00°21' West 36.66 feet and north 89°47' West 495.45 feet from the centerline monument located at the intersection of Walnut Lane and 100 West Street, and proceeding; thence South 00°04'52" East 121.71 feet; thence North 89°47'00" West 155.32 feet; thence North 00°51'00" West 121.73 feet; thence South 89°47'00" East 156.95 feet to the point of beginning, having an area of 19,003 Sq. Ft., 0.44 Acres.



88 East Center Street  
Moab, UT 84532  
435.259.8171

STANDARD LEGEND

- PROPERTY LINES
- EXISTING LINES
- PROPOSED LINES
- ADJACENT PARCELS
- ADJACENT OWNERS
- ADJACENT SURVEYS
- ADJACENT RECORDS
- ADJACENT RECORDS
- ADJACENT RECORDS

PROJECT TYPE:  
BOUNDARY SURVEY

PROJECT ADDRESS:  
111 N 100 W  
Moab, Utah 84532

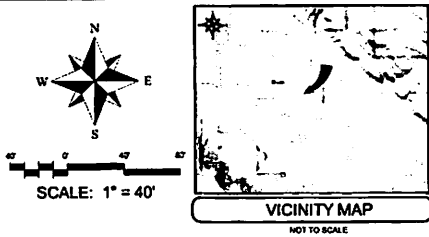
PROJECT LOCATION:  
CANYON COUNTY, STATE OF UTAH

PREPARED FOR:  
BYLUM

DATE:  
8/24/21

JOB NUMBER:  
165-21

SHEET 1 OF 1



**SURVEYOR'S CERTIFICATION**  
I, Lucas Blake, certify that I am a Professional Land Surveyor as prescribed under the laws of the State of Utah and that I hold license no. 7540504. I further certify that an engineering survey was made of the property described below, and the findings of that survey are as shown herein.  
Lucas Blake  
License No. 7540504



**PARCEL LINE ADJUSTMENT**

LOCATED IN THE NW QUARTER OF SECTION 1, T26S, R21E, E8LSM

**ORIGINAL PARCEL LEGAL DESCRIPTION**

**ORIGINAL PARCEL 01-0001-0148**  
Beginning at a corner on the West right-of-way of 100 West Street, said corner bears North 169.3 feet; thence West 48.6 feet from the centerline monument at the intersection of 100 West and 100 West Streets, said point by record beam West 264.1 feet; thence South 148.6 feet from the North quarter corner of Section 1, Township 26 South, Range 21 East, Salt Lake Meridian and proceeding thence with the West right-of-way of 100 West Street South 0° 21' West 457.30 feet to a corner; thence North 85° 27' West 147.70 feet to a corner; thence North 80° 05' West 16.0 feet to a corner; thence North 87° 53' West 33.5 feet to a corner; thence South 76° 45' West 4.8 feet to a corner; thence North 79° 05' West 9.0 feet to a corner; thence along the arc of a 125.5 foot radius curve to the right 57.2 feet (described as 57.2 feet in some instruments of record) (said curve has a chord which bears North 80° 23' West 57.7 feet) to a corner; thence North 83° 01' East 54.70 feet to a corner; thence North 22° 23' East 20.5 feet to a corner; thence North 00° 00' West 58.7 feet to a corner; thence along a fence line South 88° 43' West 244.6 feet to a corner; thence North 52° 27' East 62.6 feet to a corner; thence North 83° 01' East 54.70 feet to a corner; thence North 00° 36' West 229.2 feet to a corner; thence along a fence line South 89° 38' East 210.1 feet; thence along a fence line North 89° 33' East 87.8 feet to a corner on the West line of Williams Way; thence South 9.0 feet to the Southwest corner of Williams Way; thence North 82° 47' East 244.6 feet to the point of beginning. LESS any portion within 100 West Street and/or Williams Way.

**ORIGINAL PARCEL 01-0001-0127**  
Beginning at a point which bears South 1815.2 feet and West 480.4 feet from the North quarter corner of Section 1, Township 26 South, Range 21 East, Salt Lake Meridian and proceeding thence South 0° 13' West 54.7 feet; thence South 22° 19' West 20.5 feet; thence South 62° 57' West 54.7 feet to the North right-of-way of Williams Way; thence with said right-of-way with a curve to the left 146.5 feet, the chord of which bears North 84° 59' West 146.53 feet; thence North 83° 14' West 4.2 feet; thence with curve to the right 108.3 feet, the chord of which bears North 79° 55' West 108.3 feet; thence North 83° 01' West 28.1 feet to the North right-of-way of Williams Way; thence with said tract South 82° 00' East 26 feet; thence North 52° 23' East 86.8 feet; thence North 82° 47' East 244.6 feet to the point of beginning.

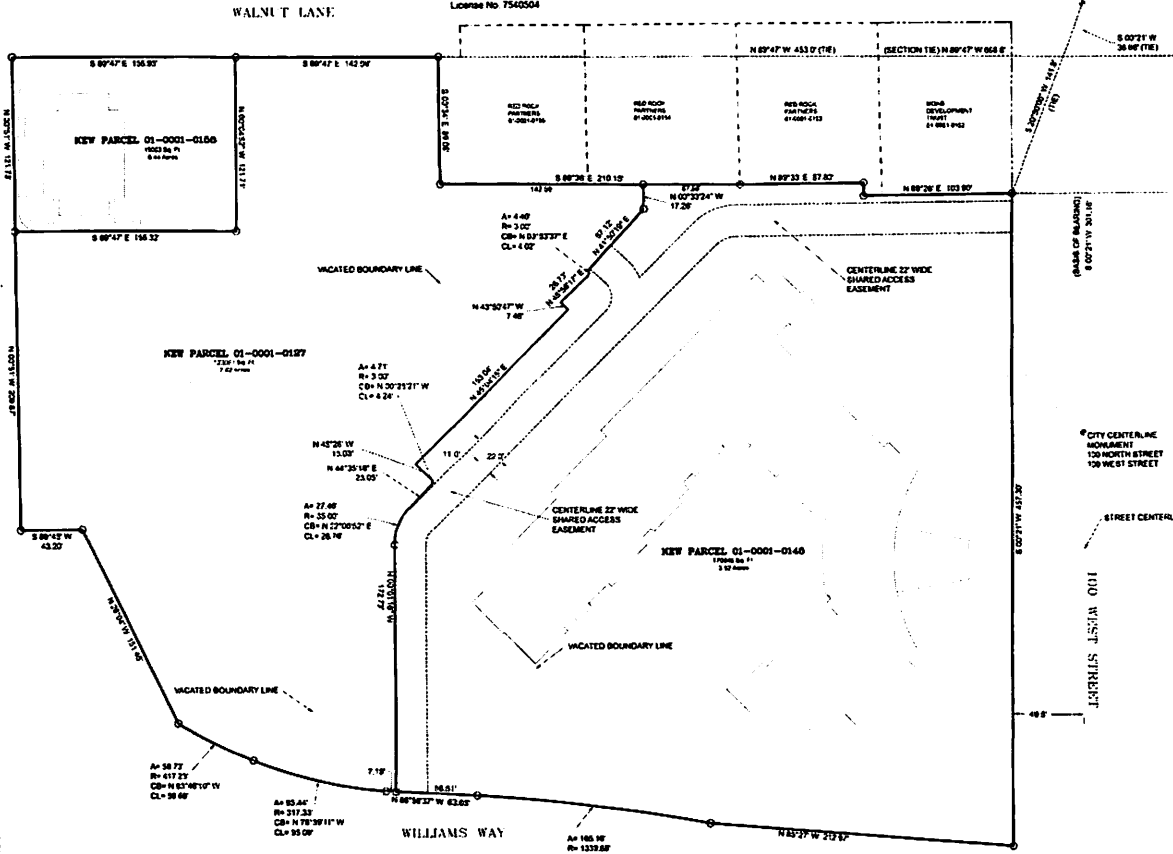
**ORIGINAL PARCEL 01-0001-0158**  
Beginning at a 3/8" spike which bears South 1389.2 feet and West 667.1 feet from the North quarter corner of Section 1, Township 26 South, Range 21 East, Salt Lake Meridian and proceeding thence South 0° 38' East 318.7 feet to a corner which bears 0.9 feet South and 0.1 feet East of a metal fence post; thence South 08 degrees 09' West 77.6 feet to a cedar post; thence South 52 degrees 23' West 147.6 feet to a double cedar post; thence North 88 degrees 06' West 5.5 feet to a cedar fence post; thence North 26 degrees 04' West 156.1 feet to a cedar fence post; thence South 83 degrees 45' West 43.2 feet to a cedar fence post; thence North 03 degrees 51' West 1.0 feet to a 3/8" spike; thence South 89 degrees 47' East 299.7 feet to the point of beginning. Bearings based on the centerline of 100 West Street and/or 100 West Street.

**NEW PARCEL LEGAL DESCRIPTION**  
Beginning at a point on the West right-of-way of 100 West Street, said point being South 266.10 feet and West 266.10 feet from the North N corner of Section 1, Township 26 South, Range 21 East, Salt Lake Meridian and proceeding thence with the West right-of-way of Williams Way; thence with said right-of-way of Williams Way with a curve to the left 146.5 feet, the chord of which bears North 84° 59' West 146.53 feet; thence North 83° 14' West 4.2 feet; thence with curve to the right 108.3 feet, the chord of which bears North 79° 55' West 108.3 feet; thence North 83° 01' West 28.1 feet to the North right-of-way of Williams Way; thence with said tract South 82° 00' East 26 feet; thence North 52° 23' East 86.8 feet; thence North 82° 47' East 244.6 feet to the point of beginning.

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**SURVEYOR NOTES**

THE BASIS OF BEARING IS S 0° 21' W ALONG THE CENTERLINE OF 100 WEST STREET  
THE INTENT OF THE SURVEY IS TO RELOCATE OR LOCATE ORIGINAL PROPERTY CORNERS. THE SURVEY WAS PERFORMED USING BEST LEGAL EVIDENCE OF OCCUPATION IMPROVEMENTS LOCATED ON THE GROUND. OUR RESEARCH AND SITE WORK HAS DETERMINED NOTES OF IMPORTANCE AS FOLLOWS:  
1. LOCATED FENCE LINES, CENTERLINE MONUMENTS, AND SURVEY PARCEL CORNERS.  
2. RE-WROTE SOUTH BOUNDARY TO MATCH ROAD IMPROVEMENTS.

APPROVAL BY MOAB CITY COUNCIL  
APPROVED THIS 11 DAY OF August, 2021 BY  
[Signature]  
MAYOR CITY MANAGER  
ATTEST: [Signature]

COUNTY RECORDER NO.  
STATE OF UTAH, GRAND COUNTY, RECORDED AT THE REQUEST OF  
DATE: \_\_\_\_\_ BOOK: \_\_\_\_\_ PAGE: \_\_\_\_\_ FEE: \_\_\_\_\_  
COUNTY RECORDER