

SW 27 5N-2W

CLINTON CITY STATEMENT OF NON-CONFORMING RIGHT

Clinton City has made a determination that, according to the Clinton City Zoning Ordinance the property described below has a non-conforming right related to the keeping and maintaining of animal and or fowl units. The determination of this non-conforming right is to provide for a continual use which legally existed prior to the adoption of the existing zoning ordinance. It is the intent of this statement to establish and regulate such uses in a manner to lead eventually to the elimination of non-conforming uses over time however, not restrict a valid use while it is in force. This right is tied to the land and will stay in force as long as the property is maintained in accordance with the appropriate chapter of the Clinton City Zoning Ordinance regulating non-conforming uses. Non-conforming uses are lost upon non-use of one year or greater, or subdivision or other alteration of the legal description of the property in addition to other stipulations existing or that may be added to the Clinton City Zoning Ordinance. This non-conforming right is subject to the provisions of the Clinton City Zoning Ordinance which apply to the keeping and or maintaining of animal and fowl units.

THIS STATEMENT OF NON-CONFORMING RIGHT SHALL BE DEEMED NULL AND VOID UPON ANY SUBDIVISION OF OR CHANGE OR OTHER ALTERATION IN THE PROPERTY LEGAL DESCRIPTION.

The following described property has been determined to have a NON-CONFORMING RIGHT OF FOUR ANIMAL AND OR FOWL UNITS, as defined by Ordinance 84-1Z, The Zoning ordinance of the City of Clinton.

Part of the Southwest Quarter of Section 27, Township 5 North, Range 2 West, Salt Lake Base and Meridian, United States Survey.

Beginning at a point which is 33.0 feet East and 33.0 North of the Southwest corner of said Section and running Thence North 0°09'39" East 423.8 feet parallel to the West Section line to a point 4.0 feet South of the center line of a concrete ditch; Thence South 89°45'27" East 285.02 feet parallel to the centerline of said ditch; Thence South 0°18'38" East 423.04 Feet to the North line of a street 33.0 feet North of the South line of said Section; Thence North 89°54'43" West 288.50 Feet along the North line of said street to the point of beginning.

Pt. 14-003-0051
SW ¼ Sec 27 T5N R2W

Cont. 2.787 acres

Executed and given, this 20 day of Jan, one thousand nine hundred and ninety eight.

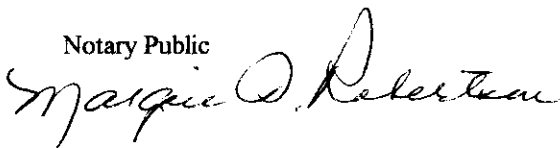

DENNIS W. CLUFF, CITY RECORDER

E 1383900 B 2246 P 360
JAMES ASHAUER, DAVIS CNTY RECORDER
1998 FEB 25 12:04 PM FEE 10.00 DEP REC
REC'D FOR ASSOCIATED TITLE COMPANY

STATE OF UTAH }
 :SS
County of Davis }

On the 20 day of Jan, 1998, personally appeared before me DENNIS W. CLUFF, the signer of the within instrument, who duly acknowledged to me that they executed the same.

Notary Public



Residing at

