

12773

WHEN RECORDED MAIL TAX NOTICE TO:
Millcreek, a Utah municipality
3330 South 1300 East
Millcreek, Utah 84106

13918624 B: 11320 P: 9104 Total Pages: 3
03/24/2022 04:23 PM By: ndarmiento Fees: \$0.00
WD- WARRANTY DEED
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: ARTISAN TITLE
6330 S 3000 E STE 670SALT LAKE CITY, UT 841213556

WARRANTY DEED

CW Block C, LLC a Delaware limited liability company

Grantor,

of MILLCREEK , County of SALT LAKE , State of Utah
hereby CONVEY and WARRANTY to

Millcreek, a Utah municipality

Grantee,

of MILLCREEK , County of SALT LAKE , State of Utah, for the sum of TEN DOLLARS and other good and valuable consideration, the following tract of land in SALT LAKE County, State of UT, to-wit

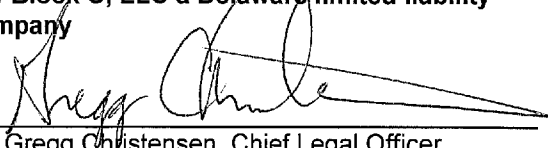
See Attached Exhibit "A"

16-29-431-003, 16-29-431-004, 16-28-304-001

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2022 taxes and thereafter.

WITNESS the hand of said grantor, this ²⁴~~23~~rd day of March , 2022

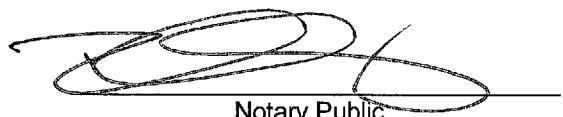
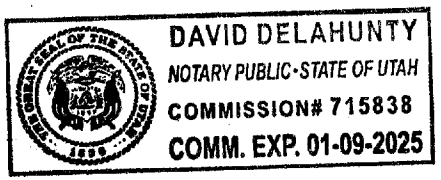
CW Block C, LLC a Delaware limited liability company



By: Gregg Christensen, Chief Legal Officer

STATE OF UTAH)
)
:ss
COUNTY OF SALT LAKE)

On the 24 day of March, 2022, personally appeared before me Gregg Christensen the Chief Legal Officer of CW Block C, LLC a Delaware limited liability company the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.


Notary Public

ORDER NUMBER: 12773

EXHIBIT "A"

Parcel 1:

Commencing at a point which is 162 feet East and North 0°04' West 231 feet from the Southeast corner of Block 27, Ten Acre Plat "A", Big Field Survey, and running thence East 96 feet; thence North 0°04' West Street 152.34 feet to the South line of an East and West Street; thence West 96 feet; thence South 0°04' East 152.34 feet to the place of beginning.

Parcel 2:

Commencing 258 feet East and North 0°4' West 231 feet from the Southeast corner of Block 27, Ten Acre Plat "A", Big Field Survey; thence East 49.225 feet; thence North 0°4' West 152.34 feet to the South line of a Street; thence West 49.225 feet; thence South 0°4' East 152.34 feet to beginning.

Parcel 3:

Commencing 4 rods East and North 0°04' West 231 feet and 241.225 feet East from the Southeast Corner, Block 27, 10 Acre Plat "A", Big Field Survey and running thence East 60 feet; thence North 152.34 feet to the South line of an East and West Street; thence West 60 feet; thence South 0°04' East 152.34 feet to the place of beginning.

Mail Recorded Deed and Tax Notice To:
Millcreek, a Utah municipality
3330 South 1300 East
Millcreek, UT 84106

13474259
11/25/2020 12:03:00 PM \$40.00
Book - 11068 Pg - 2858-2860
RASHELLE HOBBS
Recorder, Salt Lake County, UT
COTTONWOOD TITLE
BY: eCASH, DEPUTY - EF 3 P.



File No.: 134249-CAF

WARRANTY DEED

Black Diamond Financial, LLC, a Utah limited liability company

GRANTOR(S) of Midvale, State of Utah, hereby Conveys and Warrants to

Millcreek, a Utah municipality

GRANTEE(S) of Millcreek, State of Utah

for the sum of Ten and no/100 (\$10.00) DOLLARS and other good and valuable consideration, the following described tract of land in **Salt Lake County**, State of Utah:

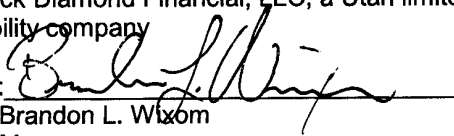
SEE EXHIBIT A ATTACHED HERETO

TAX ID NO.: 16-29-431-006 (for reference purposes only)

SUBJECT TO: Property taxes for the year 2020 and thereafter; covenants, conditions, restrictions, reservations and easements of record; and all applicable zoning laws and ordinances.

Dated this 20th day of November, 2020.

Black Diamond Financial, LLC, a Utah limited liability company

BY: 
Brandon L. Wixom
Manager

STATE OF UTAH

COUNTY OF SALT LAKE

On the 20 day of November, 2020, personally appeared before me Brandon L. Wixom, who acknowledged themselves to be the Manager of Black Diamond Financial, LLC, and that they, as such Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained.



Notary Public

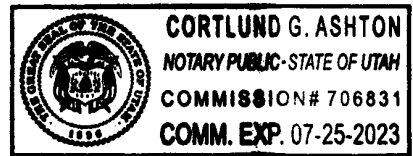


EXHIBIT A
Legal Description

Beginning in the center of the 33rd South Street, South 2 rods and 169.29 feet East of the Southeast corner of Lot 1, Block 27, Ten Acre Plat "A", Big Field Survey, and running thence North 264 feet; thence East 103.29 feet; thence South 264 feet to the center of 33rd South Street; thence West 103.29 feet to the place of beginning.

LESS AND EXCEPTING any portion lying within the bounds of 3300 South Street.

6

MILLCREEK, UTAH
ORDINANCE NO. 21-30

AN ORDINANCE OF MILLCREEK VACATING A PORTION OF CHAMBERS AVENUE BETWEEN 1340 EAST AND APPROXIMATELY 1364 EAST

WHEREAS, the Millcreek Council ("Council") met in regular meeting on July 12 2021, to consider, among other things, vacating a portion of Chambers Avenue between 1340 East and approximately 1364 East; and

WHEREAS, Millcreek Code of Ordinances 14.48 et seq. requires compensation to the city for the vacation and/or transfer of its interest in public streets; and

WHEREAS, Utah Code Ann. § 10-9a-208 provides in part that for any proposal to vacate some or all of a public street, right-of-way, or easement, the legislative body shall hold a public hearing; and give notice of the date, place, and time of the hearing at least 10 days before the public hearing and the notice shall be mailed to the record owner of each parcel that is accessed by the street being vacated; mailed to each affected entity; posted on or near the street being vacated in a manner that is calculated to alert the public; published on the City website; and published on the Utah Public Notice Website created in Section 63A-16-601; and

WHEREAS, staff has advised the Council that the interest in the public street being vacated has no real economic value to the City; and

WHEREAS, as required by state statute, notice regarding such hearing was mailed to the record owner of each parcel that is accessed by Chambers Avenue on 18 June 2021; and

WHEREAS, as required by state statute, notice regarding such hearing was given to all affected entities on 18 June 2021; and

WHEREAS, as required by state statute, notice regarding such hearing was posted on 18 June 2021 on or near 1364 East Chambers Avenue in a manner that was calculated to alert the public; and

WHEREAS, as required by state statute, notice was published on the City website and on the Utah Public Notice Website created in Section 63A-16-601; and

WHEREAS, on June 28, 2021, the Council held a public hearing in which public comment was received regarding the proposed vacation; and

WHEREAS, the Council finds that the interest in the public street being vacated was obtained by mistake and has no real economic value; and

WHEREAS, the Council finds that good cause exists for the vacation; and neither the public interest nor any person will be materially injured by the vacation; and

13715898
07/13/2021 02:20 PM #0.00
Book - 11205 Pg - 5689-5694
RASHELLE HOEBS
RECORDER, SALT LAKE COUNTY, UTAH

MILLCREEK CITY
3330 SOUTH 1300 EAST
MILLCREEK UT 84106
BY: ZHA, DEPUTY - M & P.

WHEREAS, the Council finds that it is in the best interest of the residents of the City to vacate a portion of Chambers Avenue as depicted in the attached map and described in the attached legal description.

NOW, THEREFORE, be it ordained by the Council that Chambers Avenue between 1340 East and approximately 1364 East is hereby vacated as described in the attached legal description, and the same is declared to be no longer necessary as a public street, alley, or public way and the Mayor and Recorder are hereby directed to record a copy of this ordinance in the office of the Salt Lake County Record.

PASSED AND APPROVED this 12th day of July, 2021.

MILLCREEK

By: 
Jeff Silvestrini, Mayor

ATTEST:




Elyse Sullivan, City Recorder

Roll Call Vote:

Silvestrini	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Marchant	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Jackson	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Catten	<input checked="" type="radio"/> Yes	<input type="radio"/> No
Uipi	<input checked="" type="radio"/> Yes	<input type="radio"/> No

LEGAL DESCRIPTION FOR RIGHT-OF-WAY VACATION OF CHAMBERS AVENUE:

THAT PORTION OF THE 3205 SOUTH STREET (CHAMBERS STREET) RIGHT-OF-WAY TO BE VACATED FOR FUTURE CONSTRUCTION.

BEGINNING AT A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF 3205 SOUTH STREET SAID POINT ALSO BEING SOUTH 00°16'04" WEST ALONG THE SECTION LINE 1113.59 FEET AND NORTH 89°33'30" EAST 145.31 FEET FROM THE WEST QUARTER CORNER OF SECTION 28, TOWNSHIP 1 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING; THENCE NORTH 11.33 FEET; THENCE SOUTH 89°54'49" EAST 104.22 FEET; THENCE SOUTH 0°05'34" WEST 10.37 FEET; THENCE SOUTH 89°33'30" WEST 104.21 FEET TO THE POINT OF BEGINNING.

CERTIFICATE OF POSTING

I, the duly appointed recorder for Millcreek, hereby certify that:
ORDINANCE 21-30: AN ORDINANCE OF MILLCREEK VACATING A PORTION OF
CHAMBERS AVENUE BETWEEN 1340 EAST AND APPROXIMATELY 1364 EAST
was passed and adopted the 12th day of July 2021 and certifies that copies of the foregoing
Ordinance 21-30 were posted in the following locations within the municipality this 13 day of
July, 2021.

1. Millcreek City Hall, 3330 S. 1300 E., Millcreek, UT 84106
2. Millcreek Community Center, 2266 E. Evergreen Ave., Millcreek, UT 84109
3. Calvin S. Smith Library, 810 E. 3300 S., Millcreek, UT 84106



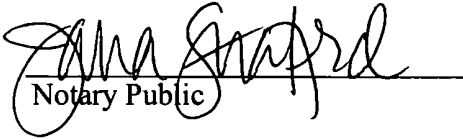
Elyse Sullivan, City Recorder

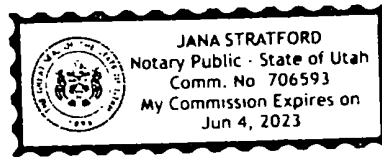
STATE OF UTAH)

:SS.

COUNTY OF SALT LAKE)

On the 13 day of July, 2021, personally appeared before me Jeff Silvestrini, who, being by me duly sworn, did say that he is the Mayor of Millcreek, a Utah municipal corporation, and that said instrument was signed and executed on behalf of the City by authority of its governing body.


Notary Public



STATE OF UTAH)

:SS.

COUNTY OF SALT LAKE)

On the 13, day of July, 2021, personally appeared before me Elyse Sullivan, who, being by me duly sworn, did say that she is the City Recorder of Millcreek, a Utah municipal corporation, and that said instrument was signed and executed on behalf of the City by authority of its governing body.


Notary Public

