

**WHEN RECORDED RETURN TO:**

Trent Mehlhoff and Jack Chris Olsen

173 West High Sierra Dr.

EIK Ridge, UT. 84651

**WARRANTY DEED**

Carol Greenhalgh, Debra Ann Nelson, Bradley N. Greenhalgh and Kirk Lee Greenhalgh, Trustees of The Carol Greenhalgh Living Trust, dated January 15, 2015, **GRANTOR**, hereby CONVEY(S) AND WARRANT(S) to Trent Mehlhoff and Jack Chris Olsen, as joint tenants **GRANTEES**, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following tract(s) of land in Utah County, State of Utah described as follows:

A parcel of land lying in the North half of the Southwest Quarter (N1/2SW1/4) of Section 11, Township 10 South, Range 1 East, Salt Lake Base and Meridian, and being more particularly described as follows:

Beginning at a point which lies North 80 rods along the Section Line and East 516.92 feet from the Southwest corner of Section 11, Township 10 South, Range 1 East, Salt Lake Base and Meridian; and running thence North 660.00 feet; thence East 1771.08 feet more or less to the West Boundary Line of the State Highway Right-of-Way, thence South 25°05'00" West 728.72 feet along said Right-of-Way; thence West 164.00 feet; thence North 16.5 feet; thence West 495.00 feet; thence South 16.50 feet; thence West 803.15 feet to the point of beginning.

Less and excepting those portions conveyed to the State Road Commission of Utah in Warranty Deed, recorded on July 11, 1947, as Entry No. 8259, in Book 481, at Page 340, and Warranty Deed recorded July 20, 1964 as Entry No. 10801, in Book 979, at Page 321 and Warranty Deed, recorded on December 10, 1964, as Entry No. 18594, in Book 995, at Page 5 of Official Records.

Reserving therefrom an easement for ingress and egress for grantor, his heirs and assigns, over the following described parcel of ground:

Beginning at a point which lies North 80 rods along the Section Line and East 516.92 feet from the Southwest corner of Section 11, Township 10 South, Range 1 East, Salt Lake Base and Meridian; and running thence North 30.00 feet; thence East 774.22 feet; thence North 45°00'00" East 23.34 feet; thence East 519.85 feet; thence South 45°00'00" East 23.34 feet; thence East 149.12 feet more or less to the West Boundary Line of the State Highway Right-of-Way, thence South 25°05'00" West 33.12 feet along said Right-of-Way; thence West 164.00 feet; thence North 16.5 feet; thence West 495.00 feet; thence South 16.50 feet; thence West 803.15 feet to the point of beginning.

The following is shown for information purposes only: Tax ID / Parcel No. 32-017-0003

Subject to City and/or County taxes and assessments, not delinquent; Easements, Rights-of-Way, Covenants, Conditions and Restrictions now of record.

WITNESS, the hand of said grantor this 8<sup>th</sup> day of October, 2019.

The Carol Greenhalgh Living Trust, dated January  
15, 2015

Carol Greenhalgh Trustee  
Carol Greenhalgh, Trustee

Debra Ann Nelson, Trustee  
Debra Ann Nelson, Trustee

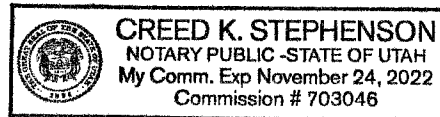
Bradley N Greenhalgh Trustee  
Bradley N. Greenhalgh, Trustee

Kirk Lee Greenhalgh Trustee  
Kirk Lee Greenhalgh, Trustee

State of Utah  
County of Utah

On this 9<sup>th</sup> day of October, 2019, personally appeared before me, the undersigned Notary Public, Carol Greenhalgh, Bradley N. Greenhalgh and Kirk Lee Greenhalgh, Trustees of The Carol Greenhalgh Living Trust, dated January 15, 2015, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

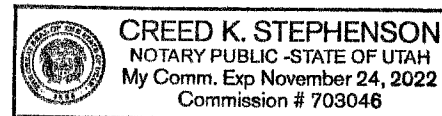
Creed K. Stephenson  
Notary Public  
My commission expires: November 24, 2022



State of Utah  
County of Utah

On this 8<sup>th</sup> day of October, 2019, personally appeared before me, the undersigned Notary Public, Debra Ann Nelson, Trustee of The Carol Greenhalgh Living Trust, dated January 15, 2015, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged before me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

Creed K. Stephenson  
Notary Public  
My commission expires: November 24, 2022





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October 3, 2019

To: Stewart Title Insurance Agency  
Attn: Creed Stephenson  
212 South Main Street, #2  
Spanish Fork, UT 84660

Subject: Proposed Boundary Adjustment Affecting Parcel No. 32:017:0103 and Parcel No. 32:017:0003

Mr. Stephenson:

Mr. Brad Greenhalgh and Mr. Kirk Greenhalgh desire to execute a boundary adjustment that would affect parcels that they own. Santaquin City appreciates the property owner's efforts to coordinate with the Community Development Department so that the boundary adjustment does not result in a violation of Santaquin City Code, does not create an additional parcel, does not result in remnant land that did not previously exist, and does not materially affect any approved public utility easements. However, as per Utah Code Ann. §10-9a-523, "a parcel boundary adjustment is not subject to the review of a land use authority."

Please contact the Santaquin City Community Development Department if you have any questions.

Sincerely,

**Jason Bond**



*Community Development Director*

[jbond@santaquin.org](mailto:jbond@santaquin.org)

275 West Main Street

Santaquin, UT 84655

Office (801) 754-1011