

DOC # 20060044777

Quit Claim Deed Page 1 of 3
Russell Shirts Washington County Recorder
09/27/2006 01:40:01 PM Fee \$ 0.00 By LA VERKIN CITY



Recorded at Request of: LaVerkin City

Fee Paid \$ _____

By _____ Dep. B.

Mail tax notice to:

LaVerkin City
435 N Main
LaVerkin UT 84745

QUIT-CLAIM DEED

STEPHEN BERN, Grantor(s), of La Verkin, County of Washington, State of Utah, hereby QUIT-CLAIMS to the CITY OF LA VERKIN, UTAH, Grantee(s), a municipal corporation of the State of Utah, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following described tract of land for widening public street in La Verkin City, Washington County, Utah:

A portion of the Southeast $\frac{1}{4}$ of Section 23, Township 41 South, Range 13 West, Salt Lake Base & Meridian, and located in Lot 26, La Verkin Town Site & Field Survey, more particularly described as follows:

Commencing at the North $\frac{1}{4}$ Corner of Section 26, Township 41 South, Range 13 West, Salt Lake Base & Meridian; Thence North 89°46'13" East, 18.29 feet along the section line; Thence North 01°02'02" West, 116.72 feet to the Southwest Corner of Grantors Land and the **TRUE POINT OF BEGINNING**; Thence North 89°45'22" East, 9.24 feet along the south line of Grantors Land; Thence North 00°58'46" East, 82.28 feet to the point of a 10.00 foot radius curve to the right; Thence Northerly and Easterly, 15.50 feet along the arc of said curve through a central angle of 88°47'14"; Thence North 89°46'00" East, 79.23 feet to a point on the east line of Grantors Land; Thence North 00°14'00" West, 3.94 feet to the Northeast Corner of Grantors Land; Thence South 89°46'00" West, 86.34 feet along the north line of Grantors Land to the point of a 15.00 foot radius curve to the left; Thence Westerly and Southerly, 23.77 feet along the arc of said curve and the westerly line of Grantors Land, through a central angle of 90°48'02"; Thence South 01°02'02" East, 80.80 feet to the **TRUE POINT OF BEGINNING**.

Contains: 1,371 square feet more or less.

Tax ID # LV-66-A-4

TOGETHER with a perpetual public easement 10.00 feet in width, running parallel to and adjoining the east and south lines of the above legal description, in favor of the GRANTEE, its successors and assigns, for public utilities, and drainage, together with the right to erect, construct, install, and lay and thereafter use, operate, inspect, repair, maintain, replace, and remove where required over across and through said utility easement.

SUBJECT TO easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.

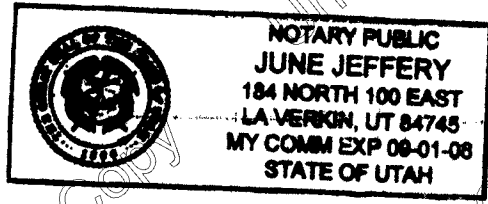
WITNESS the hand of said Grantors, this 20th day of September, 2006.

[Signature]
Grantor

Grantor

STATE OF Utah,
COUNTY OF Washington :SS:

On the 20th day of September, 2006, personally appeared before me the signer(s) of the foregoing Quit-Claim Deed, who duly acknowledged to me that he/~~she~~/they executed the same.



[Signature]
NOTARY PUBLIC
Residing at: La Verkin, ut

CENTER STREET

R=15.00
L=23.77
 $\Delta=90^{\circ}48'07''$

EXISTING CURB

S89°46'00"W 86.34'

N00°41'00"W
3.94'

N89°46'00"E 79.23'

R=10.00
L=15.50
 $\Delta=88^{\circ}47'14''$

MISTY A
CHRISTO
SNUFFER
1352-22

STEPHEN
BERN
1613-153

EXISTING CURB

P.O.B.

S01°02'02"E 80.80'

82.28'

N00°58'46"E

N0°45'22"E
9.24'

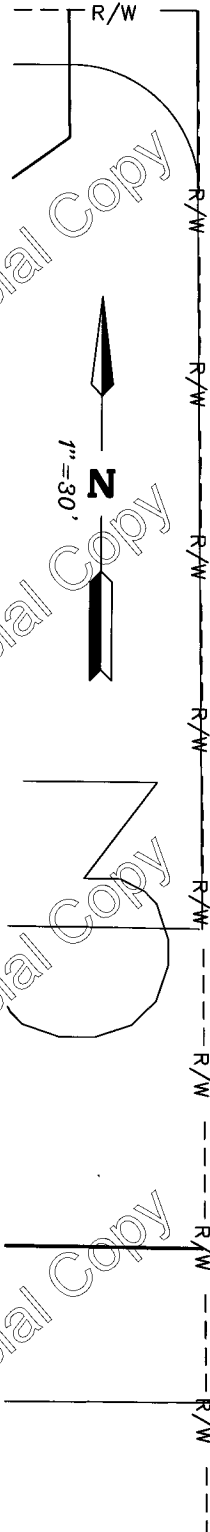
LYNN V. HAAS
GEORGETTE
HAAS 1660-2149

N01°02'02"W 116.72'

N89°46'13"E
18.29'

NORTH 1/4 CORNER
SECTION 26, T41 S,
R13W SLB&M

STEPHEN BERN



S:\cskpr\095-04\control\095-04\control-5-11-05.dwg, Stephen Bern n. 9/27/2006 1:01:01 PM, wgdugell



148 EAST TABERNAACLE, ST. GEORGE, UT 84770
TEL: 435-628-6500 FAX: 435-628-6553