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BOOK 2561 PAGE 166

JUN 6 1967

RETURN TO - SECURITY TITLE CO. ESCROW DEPT.

Recorded at 2:46 P.
Request of SECURITY TITLE COMPANY
HAZEL TAGGART CHASE, Salt Lake County Recorder
Recorder, Salt Lake County, Utah
300
Book Page Ref.

FILED IN CLERK'S OFFICE
Salt Lake County, Utah
Apr. 14, 1967
Richard G. Allen, Clerk 3rd Dist. Court
By Douglas Thomsen, Deputy Clerk

Roy G. Haslam
Attorney for Administrator of the
Estate of Almae Hogenson Bennett, Deceased
117 East 4th South
Salt Lake City, Utah

IN THE DISTRICT COURT OF THE THIRD JUDICIAL DISTRICT
IN AND FOR SALT LAKE COUNTY, STATE OF UTAH
PROBATE DIVISION

IN THE MATTER OF THE ESTATE OF
ALMAE HOGENSON BENNETT,
DECEASED.

ORDER CONFIRMING SALE OF REAL ESTATE
Probate No. 51128

Valley Bank and Trust Company, Administrator with will annexed, of the estate of Almae Hogenson Bennett, deceased, having petitioned the Court herein for an order confirming the sale of real estate and said matter having come on regularly to be heard on the 12th day of April, 1967, and it appearing to the satisfaction of the Court that due and legal notice of said hearing was given to all persons interested in the manner and form as required by law, and that the real property hereinafter described was offered for sale by said Administrator at private sale, and that said Administrator received an offer to purchase said property from Orland Fiandaca, in cash, in the sum of Thirty-two Thousand Dollars (\$32,000), by and through the real estate firm of Frampton Real Estate Company, Midvale, Utah, and that it is to the best advantage of said estate to sell said real property to the said Orland Fiandaca for the reason that the said price offered is in excess of the appraised value of said property, and that in accordance with the provisions of the Last Will and Testament of the deceased, the real property contained in said estate should be reduced to cash and distributed to the deceased's heirs and legatees; and it further appearing to the Court that the sum offered is in excess of ninety per cent (90%) of the said appraised value of the said

property and that the said appraisal was made within one (1) year of the date of sale; and it further appearing that the Court submitted the said property for higher bids in open court and that no higher bid or offer for said property was made;

NOW, THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED that the sale of the real property located in Salt Lake County, described hereinbelow to Orland Fiandaca is hereby confirmed for the cash price of Thirty-two Thousand Dollars (\$32,000), and that Valley Bank and Trust Company, Administrator, is hereby authorized to do any and all acts necessary to convey title to said property to the said purchaser under the terms and conditions as set forth in the offer of purchase contained in Paragraph 7 of said Administrator's Petition for Confirmation of Sale on file herein; that the real property described in said Petition and herein ordered to be sold is particularly described as follows, to-wit:

Beginning at a point on the North line of the State Road right of way, which point is 4.10 chains West and 1,229-feet, more or less, South from the North quarter corner of Section 25, Township 2 South, Range 1 West, Salt Lake Meridian, and running thence North 87° 13' 58" West 114 feet, thence North 49° 57' 30" West 174.14 feet, thence North 15° 40' 0" West 158.11 feet, thence North 2° 46' 02" East 279.32 feet, thence North 11° 00' 00" East 210 feet, thence North 15° 14' 00" East 554 feet, thence East 94.6 feet, thence South 1,290 feet, more or less, to the point of beginning,

situated in Salt Lake County, State of Utah.

DONE in Open Court this 14 day of April, 1967.

BY THE COURT:

ATTEST
RICHARD G. ALLEN, CLERK
By Douglas Thomsen, Deputy Clerk
(SEAL)

S Marcellus K. Snow
Marcellus K. Snow
Probate Judge

~~RICHARD G. ALLEN~~
CLERK

BY _____
Deputy Clerk

STATE OF UTAH
COUNTY OF SALT LAKE } ss

I, THE UNDERSIGNED, CLERK OF THE DISTRICT COURT OF SALT LAKE COUNTY, UTAH, DO HEREBY CERTIFY THAT THE ANNEXED AND FOREGOING IS A TRUE AND FULL COPY OF AN ORIGINAL DOCUMENT ON FILE IN MY OFFICE AS SUCH CLERK.

WITNESS MY HAND AND SEAL OF SAID COUNTY
THIS 26 DAY OF _____ 1967

RICHARD G. ALLEN, CLERK
BY _____ DEPUTY

