## 2914529 BK 6428 PG 46

WHEN RECORDED, MAIL TO: Utah Department of Transportation Right of Way, Fourth Floor Box 148420 Salt Lake City, Utah 84114-8420

## 20523 Warranty Deed

(CONTROLLED ACCESS) (LIMITED LIABILITY COMPANY) E 2914529 B 6428 P 46-47 RICHARD T. MAUGHAM DAVIS COUNTY, UTAH RECORDER 01/08/2016 10:06 AM FEE \$0.00 Pas: 2 DEP RTT REC'D FOR FOUNDERS TITLE C 0 - LAYTON

**Davis County** 

Tax ID No. 08-069-0016 Parcel No. 9999:911:A Project No. SP-9999(807) Pin No: 4955 Ref. Project No. S-R199(50)

Ref Pin No: 7318

Viking Real Estate, LLC, a Limited Liability Company of the State of WYomiNG Grantor, hereby CONVEYS AND WARRANTS to the UTAH DEPARTMENT OF TRANSPORTATION, at 4501 South 2700 West, Salt Lake City, Utah 84119, Grantee, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described parcel of land in Davis County, State of Utah, to-wit:

A parcel of land in fee for the proposed West Davis Highway, being part of an entire tract of property, situate in Section 22, and the E1/2 of Section 27,in T.3N., R.1W., S.L.B.&M. The boundaries of said parcel of land are described as follows:

Beginning at the north quarter corner of said section 22, and running thence along grantor's northerly boundary line the following six (6) courses: (1) N.89°51'14"E. 126.48 feet; (2) S.37 28'18"E. 705.67 feet; (3) S.37 16'21"E. 442.94 feet; (4) S.42 23'39"E. 69.91 feet; (5) N.54°46'47"E. 235.47 feet; (6) S.37°16'53"E. 278.94 feet to a point on the easterly highway right of way & no-access line of the proposed West Davis Corridor; thence southeasterly along said proposed right of way & no-access line the following four (4) courses: (1) S.17 02 24 W. 763.85 feet to a point of curvature on a 2,800.00-foot radius curve to the left; (2) Southerly 1398.64 feet along the arc of said curve (Note: Chord to said curve bears S.02°43'48"W. for a distance of 1384.15 feet);

(3) S.11 34'48"E. 1406.25 feet to a point of curvature on a 2,875.00-foot radius curve to the left; (4) Southeasterly 2492.13 feet along the arc of said curve (Note: Chord to said curve bears S.36°24'46"E. for a distance of 2414.83 feet) to the east boundary line of grantor's entire tract; thence S.00°14'54"E. 749.98 feet along grantor's east boundary line to a point on grantor's south boundary line; thence southwesterly along said south boundary line the following four (4) courses: (1) S.89 27'22"W. 658.12 feet; (2) S.02 02'47"E. 169.62 feet;

(3) S.11°52'56"E. 626.17 feet; (4) N.89°44'44"W. 574.91 feet to a point on the westerly boundary line of grantor's entire tract; thence northerly along said boundary line the following four (4) courses: (1) N.39°59'49"W. 1913.90 feet; (2) N.03°40'22"W. 1280.75 feet; (3) N.12°59'23"W. 2971.99 feet; (4) N.09°55'45"E. 2415.72 feet to the point of beginning.

The above described parcel of land contains 10,108,604 square feet in area or 232.06 acres

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Parcel No. 9999:911:A Project No. SP-9999(807)

Note: The basis of bearing for the above described description is S.89°51'14" W. along the North line of said section 22, between the northeast corner, and the north quarter corner of said section 22.

To enable the Utah Department of Transportation to construct and maintain a public highway as contemplated by Title 72, Chapter 6, Section 117, Utah Code Annotated, 1998, as amended, the Owners of said entire tract of property hereby release and relinquish to said Utah Department of Transportation any and all rights appurtenant to the remaining property of said Owners by reason of the location thereof with reference to said highway, including, without limiting the foregoing, all rights of ingress to or egress from said Owner's remaining property contiguous to the lands hereby conveyed to or from said highway.

IN WITNESS WHEREOF instrument to be executed by its	s proper officers there	Dummer has caused this eunto duly authorized, this 28th day of	
STATE OF	) ) ss.	VIKING Real Estate  Limited Liability Company	
COUNTY OF	)	By Manager	_
On the date of Sand Plummer  Manager of <u>Viking Real</u> and that the within and foregon authority of its Articles of Organ acknowledged to me that said of the said	oing instrument was nization, and said	personally appeared before me, me duly sworn, says that he is the, a Limited Liability Company, signed in behalf of said company by se same.	
WITNESS my hand and	official stamp the date	e in this certificate first above written:	

Prepared by: MWM (WEG) 12-18-15 Partial 42P

Notary Public

DIAN McGuire Notary Public - State Of Utak

Commission #662715 Expires 1/24/2017