

HW 9975BC

WHEN RECORDED MAIL TO: Brian Painter 3843 W 2550 S Taylor, UT 84401 E# 3122056 PG 1 OF 2 Leann H. Kilts, WEBER COUNTY RECORDER 29-Jan-21 1212 PM FEE \$40.00 DEP DAG REC FOR: HERITAGE WEST TITLE--BE ELECTRONICALLY RECORDED

SPECIAL WARRANTY DEED

Brian J. Painter and Toni L. Painter, Trustees of The Brian and Toni Painter Trust, dated the 25th day of February, 2020,

Grantor(s), of Taylor, County of Weber, State of UT hereby CONVEY AND WARRANT AGAINST THE ACTS OF THE GRANTOR(S) ONLY to:

Brian Painter and Toni Painter, joint tenants,

Grantee(s) of Taylor, County of Weber, State of UT for the sum of TEN DOLLARS and other good and valuable consideration, the following described tract of land in County, State of UT to-wit:

See Attached Exhibit "A"

Subject to easements, restrictions, encumbrances and rights of way of record, and taxes for the year 2021 and thereafter.

WITNESS, the hand of said grantor(s), this 25th day of January, 2021.

Brian J. Painter, Trustee

Toni L. Painter, Trustee

STATE OF UT

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County of Weber

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On the 25th day of January, 2021, personally appeared before me Brian J. Painter and Toni L. Painter, Trustees of The Brian and Toni Painter Trust, dated the 25th day of February, 2020, the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.

MADDI STAGGE
Notary Public State of Utah
My Commission Expires on:
June 17, 2024
Comm. Number: 712621

Notary Public

Exhibit A

15-088-0041

A tract of land situated in the Northeast Quarter of Section 33, Township 6 North, Range 2 West, Salt Lake Base and Meridian, U.S. Survey, Weber County, Utah, being more particularly described as follows: Commencing at the North Quarter corner of said Section 33; thence South 89°07'48" East 325.73 feel (being described as beginning at a point 5 chains East of the Northwest corner of said Quarter Section in various deeds of record) along the North line of said Northeast Quarter, being also the centerline of 2550 South Street, to a nail/washer, the true point of beginning; thence South 89°07'48" East 150.00 feet along said North line of the Northeast Quarter, to a nail/washer; thence South 00°38'07" West 300.00 feet to a rebar/cap; thence North 89°07'48" West 150.00 feet to a rebar/cap; thence North 00°38'07" East 300.00 feet along an existing fence line and the Northerly extension thereof to the point of beginning. The basis of bearing is the North line of the Northeast Quarter of Section 33, called South 89°07'48" East, in accord with data obtained from the Weber County Surveyor's office, based on the Utah State Plane Coordinate System.