

03-034-0013  
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03-034-0009  
03-034-0010

3174874  
BK 7311 PG 1462

E 3174874 B 7311 P 1462-1465  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
07/25/2019 02:33 PM  
FEE \$40.00 Pgs: 4  
DEP RTT REC'D FOR JACE BROWN

## BOUNDARY LINE AGREEMENT

AGREEMENT, made and entered into this *10<sup>th</sup> day of July 2019*, by and between Jace Brown and Samantha Brown, hereinafter referred to as a party of the first part; and Mary V Kammeyer and James D. Hill and Gina Zhdilkov, or their successor or successors in trust, Trustees of the JDHill and Gina Zhdilkov Trust dated July 15, 2016 and Allen G Larsen and Leanna A. Larsen, or successors, as Trustees of the Allen and Leann Larsen Living Trust, dated Jan 27, 2015 hereinafter referred to as parties of the second part, for the purpose of fixing and determining the boundary and division line between adjoining parcels of land owned by said parties, which boundary line is now uncertain because of discrepancies between the established fence line and the record title.

WHEREAS, Jace Brown and Samantha Brown party of the first part, is in possession of a parcel of land which has been surveyed by a registered land surveyor and described by said fence line survey as follows,

### AS-SURVEYED DESCRIPTION

BEGINNING AT A POINT THAT IS NORTH 89°40'03" EAST 136.33 FEET ALONG THE NORTH LINE OF 300 SOUTH STREET FROM THE CURRENT SOUTHWEST CORNER OF LOT 2, BLOCK 14, PLAT "A", BOUNTIFUL TOWNSITE SURVEY, SAID SOUTHWEST LOT CORNER BEING NORTH 89°40'03" EAST 33.00 FEET ALONG THE CENTER LINE AND NORTH 00°00'00" WEST 24.75 FEET FROM THE MONUMENT AT THE INTERSECTION OF 200 EAST STREET AND SAID 300 EAST STREET, AND RUNNING THENCE NORTH 89°40'03" EAST 79.63 FEET ALONG SAID NORTH STREET LINE TO THE WEST SIDE OF A ROCK WALL; THENCE NORTH 00°24'21" WEST 165.85 FEET ALONG SAID ROCK WALL AND ALONG A CHAIN LINK FENCE TO A FENCE CORNER; THENCE NORTH 89°53'58" WEST 82.33 FEET ALONG A WIRE FENCE LINE TO A FENCE CORNER; THENCE SOUTH 01°18'01" EAST 166.29 FEET ALONG A WIRE FENCE AND ITS EXTENSION TO A GALVANIZED FENCE POST ON THE NORTH LINE OF SAID 300 SOUTH STREET AND TO THE POINT OF BEGINNING. THE SURVEYED PARCEL CONTAINS 0.308 ACRES.

WHEREAS, the parties of the second part are in possession of certain parcels of land adjoining the parcel above described and lying immediately adjacent to the fence line of the same, and to the West and described in Exhibit "A"

WHEREAS, the hereinabove described existing fence line separates the parcels of land and constitutes a physical boundary and division line between the same that has long been recognized by the parties hereto and predecessors in title as the boundary and division lines between their said parcels of land

THE PARTIES AGREE THAT the established fence line as the same now exists shall constitute the boundary and division line between the parcel of land in the possession of the parties hereto. Each of the said parties hereby recognizes and agrees that the other is the legal owner up to said fence line of the respective parcel of land in such party's possession; and the parties further agree that these stipulations shall apply to and by binding upon them, their heirs, personal representatives and assigns

PURSUANT to the foregoing stipulations and for value received the receipt of which is acknowledged the said party of the first part, hereby remises, releases and forever quit claims to the aforesaid parties of the second part any and all title and interest which he may have in and to all lands in the possession of each of said parties of the second part, adjoining and adjacent to said fence lines above described; and, for value received, the receipt of which is hereby acknowledged, the said parties of the second part hereby remise, release and forever quit claim to, party of the first part as their interests appear herein, any and all right, title and interest which said parties of the second part may have in and to all land in the possession of the said party; of the first part, lying within the boundaries of the before described fence lines, being the parcel of land in possession of the said party of the first part, hereinabove described.

IN WITNESS WHEREOF, the parties have hereunto signed their names to this agreement the day and year first above written

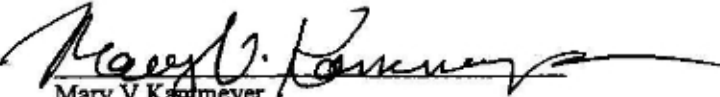
PARTY OF THE FIRST PART:


  
\_\_\_\_\_  
Jace Brown

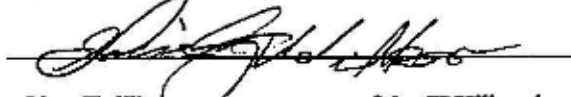
  
\_\_\_\_\_  
Samantha Brown

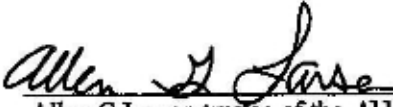
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PARTY OF THE SECOND PART:

  
\_\_\_\_\_  
Mary V Kaemeyer

  
\_\_\_\_\_  
James D Hill trustee, trustee of the JD Hill and  
Gina Zhdilkov trust dated July 15 2016

  
\_\_\_\_\_  
Gina Zhdilkov, trustee, trustee of the JD Hill and  
Gina Zhdilkov trust dated July 15, 2016

 Trustee  
\_\_\_\_\_  
Allen G Larsen, trustee of the Allen and Leann  
Larsen Living Trust, dated Jan 27, 2015

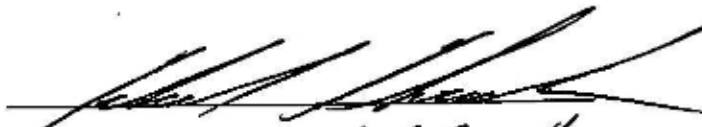
 Trustee  
\_\_\_\_\_  
Leann A Larsen trustee of the Allen and Leann  
Larsen Living Trust, dated Jan 27, 2015

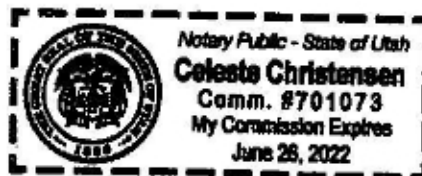
STATE OF UTAH

COUNTY OF DAVIS

ON THE July 8<sup>th</sup> 2019 PERSONALY APPEARED BEFORE ME JACE BROWN  
AND SAMANTHA BROWN, THE SIGNERS OF THE WITHIN INSTRUMENT WHO DUL Y ACKNOWLEDGED T  
ME THAT THEY EXECUTED THE SAME.

My commission Expires:  
06/26/22

  
\_\_\_\_\_  
Residing at: Wendell Cross, UT



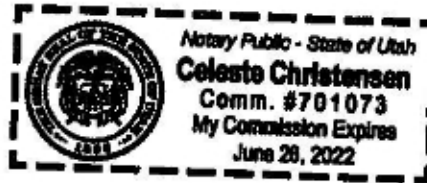
STATE OF UTAH  
COUNTY OF DAVIS

ON THE *July 10<sup>th</sup>, 2019* PERSONALY APPEARED BEFORE ME MARY V. KAMMEYER, THE SIGNER OF THE WITHIN INSTRUMENT WHO DUL Y ACKNOWLEDGED T ME THAT SHE EXECUTED THE SAME.



My commission Expires: *06/26/22*

Residing at: *Woods Cross, UT*



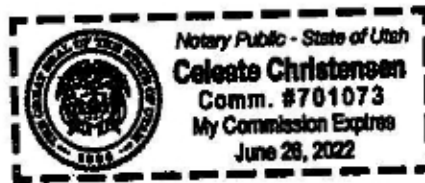
STATE OF UTAH  
COUNTY OF DAVIS

ON THE *12<sup>th</sup> day of July 2019* PERSONALY APPEARED BEFORE ME JAMES D. HILL AND GINA ZHDILKOV, TRUSTEES UNDER THE JD HILL AND GINA ZHDILKOV TRUST DATED JULY 15, 2016, THE SIGNER OF THE WITHIN INSTRUMENT WHO DUL Y ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME PURSUANT TO AND IN ACCORDANCE WITH THE POWERS VESTED IN THEM BY THE TERMS OF SAID TRUST AGREEMENT



My commission Expires: *06/26/22*

Residing at: *Woods Cross, UT*



STATE OF UTAH  
COUNTY OF DAVIS

ON THE *15<sup>th</sup> day of July 2019* PERSONALY APPEARED BEFOR ME ALLEN G. LARSEN AND LEANN A. LARSEN, TRUSTEE UNDER THE ALLEN AND LEANN LARSEN LIVING TRUST DATED JAN 27, 2015, THE SIGNER OF THE WITHIN INSTRUMENT WHO DUL Y ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME PURSUANT TO AND IN ACCORDANCE WITH THE POWERS VESTED IN THEM BY THE TERMS OF SAID TRUST AGREEMENT.



My commission Expires:  
*06/26/22*

Residing at:

