

When Recorded mail to:
Capital Reef Management, LLC
498 North Kays Drive, Suite 210
Kaysville, Utah 84037

RETURNED
NOV 24 2020

40/
E 3318646 B 7644 P 221-223
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
11/24/2020 08:41 AM
FEE \$40.00 Pgs: 3
DEP RT REC'D FOR ENSIGN ENGINEERING

Warranty Deed

The Boyd L. Kelley and Susan D. Kelley Revocable Living Trust, dated the 24th of June 2016, Boyd L. Kelley and Susan D. Kelley, Trustees, (GRANTOR)

Hereby CONVEYS TO

Capital Reef Management LLC., a Utah limited liability company, (GRANTEE)

For the sum of (\$10.00) Ten Dollars and other good and valuable considerations the following described tract of land in West Point City, Davis County, State of Utah, to-wit:

A Portion of Parcel Tax ID Parcel no. 12-043-0109, described as follows in two (2) separate descriptions;

Legal Description

Beginning at a Common Corner of the Capital property (Tax ID no. 12-043-0107) and the Kelley Property (Tax ID no. 12-043-0109,) said point being South 89°43'00" East 577.74 feet along the section line and South 00°17'00" West 405.75 feet from the North Quarter Corner of Section 6, Township 4 North, Range 2 West, Salt Lake Base and Meridian, and running;

Thence South 00°17'00" West 337.85 feet;
Thence South 89°58'56" West 24.46 feet;
Thence North 00°19'09" East 337.98 feet;
Thence South 89°43'00" East 24.25 feet to the point of beginning.

Contains 8,230 square feet, 0.189 acres.

Also:

Beginning at a Common Corner of the Capital property (Tax ID no. 12-043-0107) and the Kelley Property (Tax ID no. 12-043-0109), said point being South 00°06'59" West 834.15 feet along the quarter section line and South 89°53'01" East 194.29 feet from the North Quarter Corner of Section 6, Township 4 North, Range 2 West, Salt Lake Base and Meridian, and running;

Thence North 00°19'09" East 15.66 feet;
Thence South 89°40'51" East 119.26 feet;

Thence southwesterly 15.94 feet along the arc of a 330.00 foot radius curve to the left, (center bears South 77°38'20" East and long chord bears South 10°58 '40" West 15.93 feet, with a central angle of 2°46'01");

Thence North 89°40'51" West 116.31 feet to the point of beginning.

Contains 1,843 square feet, 0.042 acres.

Total 2 Parcels 10,073 square feet, 0.231 acres.

See Attached Exhibit "A"

IN WITNESS WHEREOF Boyd L. Kelley and Susan D. Kelley, Trustees of The Boyd L. Kelley and Susan D. Kelley Revocable Living Trust, dated the 24th of June 2016 have affixed their signatures this _____ day of _____ A.D. 20_____.

Boyd L. Kelley
Boyd L. Kelley, Trustee

Susan D. Kelley
Susan D. Kelley, Trustee

Tax ID Parcel No. 12-043-0109, Boyd L. Kelley and Susan D. Kelley

Trust Acknowledgement

STATE OF UTAH

:ss

COUNTY OF DAVIS

On this 23, day of, November A.D. 2020, personally appeared before me Boyd L. Kelley and Susan D. Kelley, Trustees of The Boyd L, Kelley and Susan D. Kelley Revocable Living Trust dated 24th of June, 2016, the signers of the within instrument, who duly acknowledged to me that they executed the same as trustees.

Alesa Shelby 713230
Notary Public

My commission Expires: 07-31-2024, Residing

in Davis County, Utah.

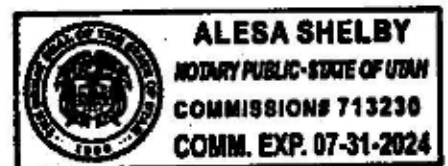
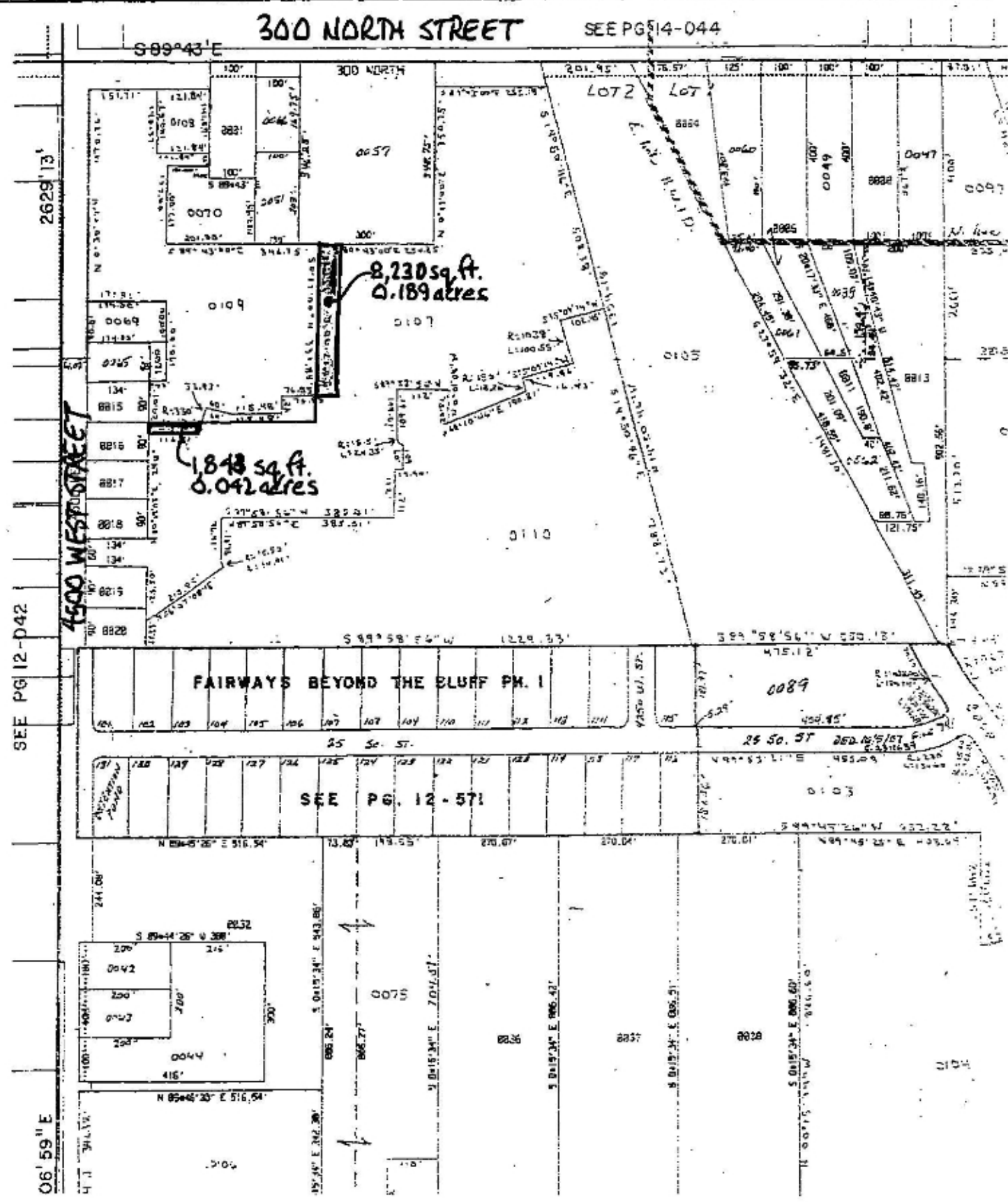


EXHIBIT "A"



300 NORTH STREET

SEE PG 14-044

2629'13"

4500 WEST STREET

SEE PG 12-042

06'59" E

8,230 sq. ft.
0.189 acres

1,848 sq. ft.
0.042 acres

FAIRWAYS BEYOND THE BLUFF PH. I

SEE PG. 12-571

S 89° 43' E

