

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

3479470
BK 8018 PG 1325

0
2

E 3479470 B 8018 P 1325-1326
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
05/26/2022 02:16 PM
FEE \$0.00 Pas: 2
DEPT REC'D FOR UTAH DEPT OF TRANSPORTATION

Warranty Deed
(LIMITED LIABILITY COMPANY)
Davis County

Tax ID No. 14-505-0301 *PT*
Pin No. 15680
Project No. S-0108(36)6
Parcel No. 0108:162

Teton Investment Holding, LLC, Grantor, a Limited Liability Company of the State of Utah, hereby **CONVEYS AND WARRANTS** to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable consideration, the following described parcel of land in Davis County, State of Utah, to-wit:

A parcel of land in fee, being part of an entire tract of property, situate in Lot 301, Regency Park Commercial Subdivision Phase 3 recorded July 30, 2015 as Entry No. 2883730 in Book 6319 at Page 743, situate in the SE1/4 SE1/4 of Section 28, T.5N., R.2W., S.L.B.&M., for the construction of improvements incident to SR-108, 300 North to 1800 North, known as project number S-0108(36)6. The boundaries of said parcel of land are described as follows:

Beginning at the northeast corner of said Lot 301, which point is on the westerly right of way line of SR-108 (2000 West), which point is also 1,058.99 feet N.00°09'39"E. and 55.00 feet S.89°56'22"W, and 656.55 feet S.00°09'39"W. from the Southeast Corner of said Section 28; and running thence along the easterly boundary line of said Lot 301 and said right of way line S.00°09'39"W. 139.40 feet, more or less, to the southeast corner of said Lot 301; thence along the southerly boundary line of said Lot 301 S.89°58'42"W. 0.25 feet to a point which is 61.50 feet perpendicularly distant westerly from the control line of said project, at Engineer Station 264+62.91; thence N.01°06'44"W. 139.43 feet, more or less, to the northerly boundary line of said Lot 301, which point is also 61.50 feet perpendicularly distant westerly from the control line of said project, at Engineer Station 266+02.35; thence along said boundary line East 3.35 feet, more or less, to the point of beginning as shown on the official map of said project on file at the office of the Utah

Pin No. 15680
Project No. S-0108(36)6
Parcel No. 0108:162

Department of Transportation. The above described parcel of land contains 251 square feet or 0.006 acre in area, more or less.

(Note: Rotate above bearings 00°21'12" clockwise to equal NAD83 project bearings.)

STATE OF Utah)
) ss.
COUNTY OF Davis)

Teton Investment Holding, LLC
a Utah Limited Liability Company

By 
Spencer H. Wright

On this 26th day of April, in the year 2022 before me personally appeared Spencer H. Wright, whose identity is personally known to me (or proven on the basis of satisfactory evidence) and who by me being duly sworn/affirmed, did say that he is the Manager of Teton Investment Holding, LLC and that said document was signed by him/her on behalf of said Teton Investment Holding, LLC by Authority of its Operating Agreement


Notary Public

