

BOUNDARY LINE AGREEMENT
(Fence Line)

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NINA B REID UTAH CO RECORDER BY MB
1992 JUL 21 3:18 PM FEE 9.00
RECORDED FOR AFFILIATED TITLE COMPANY IN

ATC # 30435

AGREEMENT, made and entered into this 1st day of May, 1992, by and between JAMES FULLMER AND ORAL T. DALTON, hereinafter referred to as Parties of the First Part; and MELVIN J. MARSHALL AND BERNICE M. MARSHALL, 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 record title.

WHEREAS, JAMES FULLMER AND ORAL T. DALTON, Parties of the First Part, are 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, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO, INCORPORATED HEREIN AND MADE A PART HEREOF.

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 North.

WHEREAS, the hereinabove described existing fence line separates the parcel of land and constitutes a physical boundary and division line between the same that has long been recognized by the parties hereto and their 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 said parcel of land in the possession of the parties hereto. Each of the said parties hereby recognizes and agrees that the other party is the legal owner up to said fence line of the respective parcel of land in such party's possession.

THE PARTIES FURTHER AGREE THAT, these stipulations shall apply to and be binding upon them, their heirs, personal representatives and assigns.

PURSUANT to the foregoing stipulations and for the value received the receipt of which is acknowledged JAMES FULLMER AND ORAL T. DALTON,

Parties of the First Part, hereby remise, release and forever quit claim to the aforesaid Parties of the Second Part, as their respective interests appear of record, any and all title and interest which they 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 JAMES FULLMER AND ORAL T. DALTON, Parties of the First Part, as their respective interests appear of record, any and all right, title and interest which said Parties of the Second Part may have in and to all the land in the possession of the said Parties of the First Part, lying with the boundaries of the aforescribed fence line, being the parcel of land in possession of the said JAMES FULLMER AND ORAL T. DALTON, Parties of the First Part, hereinabove described.

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

PARTIES OF THE FIRST PART:

PARTIES OF THE SECOND PART:

James Fullmer
JAMES FULLMER
Oral T. Dalton
ORAL T. DALTON

Melvin J. Marshall
MELVIN J. MARSHALL
Bernice M. Marshall
BERNICE M. MARSHALL

STATE OF UTAH)
) SS.
COUNTY OF)

On the 21st day of MAY, 1992, personally appeared before me a Notary Public in and for the State of Utah, _____

_____ the signers of the above instrument who duly acknowledged to me that they executed the same.

My Commission Expires: 8-14-95

Jessica Sanderson
NOTARY PUBLIC
Residing at: pe Stone



EXHIBIT "A"

Commencing at a point located North $0^{\circ}18'23''$ West along the Section line 699.53 feet and West 1552.01 feet from the East quarter corner of Section 19, Township 5 South, Range 2 East, Salt Lake Base and Meridian; thence South $0^{\circ}58'59''$ West along the Westerly boundary of 1300 West Street 864.69 feet; thence North $89^{\circ}27'39''$ West along Garden Village Subdivision, Plat "B", 685.20 feet; thence North $24^{\circ}17'18''$ West along a fence line 290.43 feet; thence North $0^{\circ}17'03''$ East along a fence line 601.94 feet; thence South $89^{\circ}24'04''$ East along a fence line 816.53 feet to the point of beginning.