

When Recorded Mail To:  
Mann, Hadfield & Thorne  
98 North Main  
P.O. Box 876  
Brigham City, Utah 84302

R/WS AFFECT: 04-035-0004, 0014, 0040

**WARRANTY DEED**

**KIM H. HAWKER and RETTA HAWKER** (“GRANTORS”), for Ten Dollars (\$10.00) and other good and valuable consideration, hereby conveys and warrants to **KORY MEIBOS WAYMENT and WITNEY C. WAYMENT** (“GRANTEES”) the following real property located in Box Elder County, State of Utah:

**SEE ATTACHED EXHIBIT A**

DATED this 26<sup>th</sup> day of March, 2021.



**KIM H. HAWKER**  
Grantor

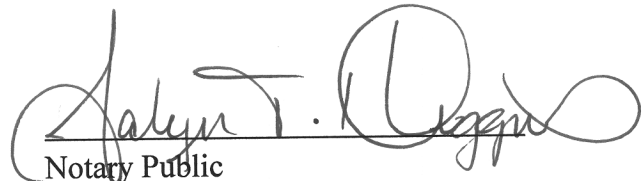
DATED this 26<sup>th</sup> day of March, 2021.



**RETTA HAWKER**  
Grantor

STATE OF UTAH            )  
  §  
COUNTY OF BOX ELDER )

On the 26<sup>th</sup> day of March, 2021, personally appeared before me **KIM H. HAWKER** and **RETTA HAWKER**, the signers of the within instrument, who duly acknowledged to me that they executed the same.



Notary Public

**Exhibit A**

(04-035-0021)

The East half of the Northwest Quarter of Section 23, Township 10 North, Range 2 West SLM.

LESS: Approximately 4 acres in the Southwest Corner described as follows: Beginning at the Southwest Corner of the East half of the Northwest Quarter of said Section, thence North 410 feet, thence North 84 degrees 52' East 210 Feet, thence South 1 degree 3' East 26 rods, thence West to beginning.

ALSO LESS; Beginning at a point 600 feet North of the Southeast Corner of the Northwest Quarter of Section 23, Township 10 North, Range 2 West SLM, thence West 450 feet, thence North 900 feet; thence East 450 feet thence South 900 feet to beginning.

R/W AFFECTS 04-035-0014, 0040

Together with but reserving to previous grantor a right of way for ingress and egress and utility easement as follows: 20 Feet wide over and across the North 20 feet of the following described property: Beginning at a point located North 26 Degrees 10' West 125 feet along the East right of way S.R. 30 from the Northwest Corner of that property in the West half of the Northwest Quarter of section 23, Township 10 North, Range 2 West, SLM, described in the record of said County as belonging to Harper L.D.S. Church; said Northwest Corner being located the following two courses from the Southwest Corner of the Northwest Quarter of Section 23, North 43 degrees 45' East 475.9 feet, thence North 25 degrees 51' West 132 feet running thence North 27 degrees 17' West 404.4 feet, thence North 69 degrees 27' East 149.2 feet, thence North 80 degrees 21' East 1110.5 feet, thence South 186.8 feet, thence South 85 degrees West 844 feet, thence South 7 degrees East 217 feet, thence South 78 degrees West 264 feet to beginning.

R/W AFFECTS 04-035-0021

ALSO together with but reserving to previous grantor a right of way for ingress and egress and utility as follows: A right of way for ingress and egress over the East half of the Northwest Quarter of Section 23, Township 10 North, Range 2 West, SLM, extending from the West boundary of the Grantor's land to the East boundary of said land which is also the West boundary of the Grantee's land (Parcel 04-035-0022) over and across an existing 20 foot wide gravel road.

R/W AFFECTS 04-035-0004

ALSO together with but reserving to previous grantor a right of way for ingress and egress 30 feet in width along the south property line of Parcel No. 04-035-0004, herein identified as all of Lot 4, Block 1, Cedar Springs, A Planned Unit Development, according to the official plat thereof recorded June 9, 1978, as Entry No. 63854H, in the Office of the County Recorder, Box Elder County, Utah.

Subject to easements, covenants and restrictions of record or enforceable in law.