

Recorded at request of SECURITY TITLE COMPANY Order No. 80184 Fee Paid No Fee
 Date JAN 31 1984 at 947 M. JAMES DEAN PAGE Recorder Davis County
 By Mary Christensen 976 Page 1155

663242

SPECIAL WARRANTY DEED

50-3
 52-4 } 30-10
 52-9
 54-10

SALT LAKE RIVERSIDE STAKE OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, who acquired title as RIVERSIDE STAKE OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole, of Davis County, State of Utah, Grantor, hereby conveys and warrants, only against acts of itself and none other, to all claiming by, through or under it to DAVIS COUNTY, a political subdivision, of Davis County, State of Utah, Grantee, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the following described tract of land situate in the County of Davis, State of Utah, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

IN WITNESS WHEREOF, the said Grantor has hereto subscribed its name and affixed its corporate seal by its Corporation Sole this 25 day of JANUARY 1984.

SALT LAKE RIVERSIDE STAKE OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS, a Utah corporation sole

By [Signature]
 Corporation Sole

STATE OF UTAH)
) SS
 COUNTY OF DAVIS)

On this 25th day of January 1984 personally appeared before me Floyd H. Gowans, personally known to me to be the Corporation Sole of the Salt Lake Riverside Stake of The Church of Jesus Christ of Latter-day Saints, who acknowledged to me that he signed the foregoing instrument as Corporation Sole of the Salt Lake Riverside Stake of The Church of Jesus Christ of Latter-day Saints, a Utah corporation sole, and that the seal impressed on the within instrument is the seal of said corporation, and the said Floyd H. Gowans acknowledged to me that the said corporation executed the same.

My Commission Expires

ROGER J. SANDERS
 NOTARY PUBLIC
 STATE OF UTAH

8/12/85

Roger J. Sanders
 Notary Public in and for said
 county and state

- Abstracted
- Indexed
- Entered
- Filed
- On Margin
- Compared

Beginning at the West 1/4 Corner of Section 3, Township 3 North, Range 1 West, Salt Lake Base & Meridian; and running thence S 88° 08' 30" E 1221.73 feet along a fence line, (Note: the 1/4 Section Line bears S 88° 18' 22" E), thence S 19° 37' 50" E 2491.61 feet along a fence line, thence S 4° 24' E 26.73 feet along a fence line, thence S 19° 27' 50" E 1107.51 feet along a fence line, thence N 77° 30' W 252.24 feet, thence S 0° 15' E 658.02 feet, thence S 17° 52' E 223.08 feet, thence S 30° 15' 28" E 157.47 feet to the westerly boundary line of Burton Lane, thence southeasterly along said westerly line along the arc of a 300.31 foot radius curve 127.87 feet (the L.C. bears S 17° 41' 15" E 127.31 feet) to a point 70 feet perpendicularly from State Highway Station 11+29.10, thence continuing along Burton Lanes westerly boundary line S 27° 07' 20" E 153 feet (Note: State Highway Bearing = S 26° 50' E), thence S 1° 00' W 56.14 feet, thence N 85° 50' W 121.24 feet to the easterly line of the D&RGWRR right-of-way, thence along the easterly line of said RR r/w and 40 feet perpendicular from the centerline thereof N 34° 42' 20" W 878.99 feet, thence along said RR r/w N 81° 30' W 9.60 feet, thence along the easterly line of said RR r/w and 33 feet perpendicular from the centerline thereof N 34° 42' 20" W 2603.19 feet, thence N 25° 30' W 62.76 feet, thence S 85° 30' W 11.65 feet to the easterly line of the D&RGWRR right-of-way, thence along the easterly line of said RR r/w and 33 feet perpendicular from the centerline thereof N 34° 42' 20" W 2491.79 feet, thence N 61° 07' 33" E 20.73 feet along a fence line, thence N 82° 25' 10" E 899.78 feet along a fence line, thence S 29° 46' 40" E 441.68 feet along a fence line to the point of beginning.

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 98-025-0010, 010 0013

CONTAINS 142.32 ACRES

TOGETHER WITH any possessory rights of the Grantor in and to property adjacent to the North, Easterly, and Southerly lines of said property, which may be within the existing fence lines and title of the grantor, but not contained in the aforesaid description.

TOGETHER WITH A RIGHT OF WAY TO BE USED IN COMMON WITH ADJACENT OWNERS, OVER AND ACROSS the following described tract of land; Beginning on the Easterly line of Sunset Drive at a point South 6° 21' 59" West 850.25 feet from the Northeast corner of Section 9, Township 3 North, Range 1 West, Salt Lake Meridian, in the City of Kaysville, and running thence North 62° 42' 29" East 1071.33 feet; thence Easterly 47.88 feet along the arc of a 370 foot radius curve to the left (Long Chord bears North 59° 00' 05" East 47.84 feet); thence North 55° 17' 40" East 140.03 feet to the Westerly line of the D&RGW Railroad right of way; thence South 34° 42' 20" East 60.0 feet along the Westerly line of said Railroad right of way; thence South 55° 17' 40" West 140.03 feet; thence Westerly 55.64 feet along the arc of a 430 foot radius curve to the right (Long Chord bears South 59° 00' 05" West 55.60 feet); thence South 62° 42' 29" West 1076.85 feet to the Easterly line of Sunset Drive; thence North 22° 02' 30" West 60.25 feet along the Easterly line of said road to the point of beginning. (Grantee acknowledges that Grantor has no rights across the D&RGW Railroad right-of-way. Grantor does not purport to grant any such rights by this conveyance.)

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TOGETHER with 156 shares in the Haight Creek Irrigation Company and any other water rights appurtenant thereto.

INCLUDING any and all possessory rights which Grantor owns or has acquired or may acquire within the above-mentioned description.

SUBJECT to all rights, rights-of-way, easements, encumbrances or restrictions of record or of use. RESERVING UNTO THE GRANTOR the rights of use of an existing Irrigation ditch near the Northerly line of said property, and the right to maintain the same. RESERVING unto Grantor one-half of all existing minerals, carbons, hydrocarbons, oil, gas, chemical elements and compounds, whether in solid, liquid or gaseous form, and all steam and other forms of thermal energy on, in or under the above-described property.

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