

Entry No. 80773 Recorded at request of State Road Commission
Date AUG 2 1960 at 9 A. M. Wayne B. Whiting Wasatch County Recorder
By Mary G. Chapman Deputy Book 37 Page 417

Warranty Deed

015-1:13:A

(CONTROLLED ACCESS)

Willis M. Clyde and Lora Clyde, his wife grantor.s.
of Heber City County of Wasatch State of Utah,
hereby conveys and warrants in fee simple to the STATE ROAD COMMISSION OF UTAH,
Grantee for the sum of One Hundred Fifty-Five and no/100 - - - - - Dollars,
the following described tract of land in Wasatch County, State of Utah, to-wit:

A tract of land for highway known as Project No. 015-1 situated in the SE1/4NW1/4
of Section 8, T. 4 S., R. 5 E., S.L.M. The boundaries of said tract of land are
described as follows:

Beginning at the intersection of the south line of said SE1/4NW1/4 and the center
line of the existing highway, which point is approximately 220 ft. west along said
south line from the SE. corner of said SE1/4NW1/4; thence East 55 ft. along said south
line to a point 49.0 ft. perpendicularly distant from the revised center line of
said project; thence Northwesterly 775 ft., more or less, along a straight line to
a point on the northwesterly boundary line of the grantors land 51.0 ft. perpen-
dicularly distant northeasterly from said revised center line; thence S. 57°57'W.
54 ft., more or less, along said northwesterly boundary line to said center line
of existing highway; thence S. 37° 50' E. 745 ft., more or less, along said center
line of existing highway to the point of beginning as shown on the official map of
said project on file in the office of the State Road Commission of Utah. Above
described tract of land contains 0.82 acre, more or less, of which 0.69 acre, more
or less, is now occupied by the existing highway. Balance 0.13 acre, more or less.

The grantors also hereby grant to the grantee permission to locate and con-
struct within the grantors land and outside the limits of the highway right of way
all irrigation and/or waste water ditches made necessary by the construction of
said project. After the above described ditches are constructed, the grantee is
thereafter relieved of all responsibility for the maintenance of said ditches.

Any and all water rights pertaining to the above described land are hereby
reserved by the grantor, and the grantee shall not be liable for any water assess-
ments now due or which shall become due.



To enable the grantee to construct and maintain a public highway as an
expressway as contemplated by Chapter 63, Laws of Utah, 1945, the grantor.....
hereby release..... and relinquish..... to the grantee any and all rights or easements appurtenant to
the grantors remaining property by reason of the location thereof with reference to said highway,
including, without limiting the foregoing, all rights of ingress to or egress from the grantors remain-
ing property contiguous to the lands hereby conveyed, to or from said highway. EXCEPTING
and reserving to the grantor....., their... successors or assigns, the right of access to the nearest
roadway of said highway over and across..... the northeasterly..... right of way line..... for
two 16.0 foot sections....., which said sections..... center.... at..... points.....
directly opposite Highway Engineer's Stations 17+85 and 21+24.....

WITNESS, the hand.s... of said grantor.s..., this 23rd day of
June A. D. 19 60

Signed in the presence of: Willis M. Clyde
Lora Clyde

STATE OF UTAH }
County of Wasatch } ss.

On the 23rd day of June A. D. 19 60 personally
appeared before me Willis M. Clyde and Lora Clyde, his wife.....
the signer.s... of the within instrument, who duly acknowledged to me that they... executed
the same.

My Commission expires 4-12-63 Alden J. Johnson
Notary Public.