

124113

BOUNDARY LINE AGREEMENT

ENT 87333:2007 PG 1 of 3
RANDALL A. COVINGTON
UTAH COUNTY RECORDER
2007 Jun 15 11:30 am FEE 19.00 BY SS
RECORDED FOR INWEST TITLE SERVICES, INC.
ELECTRONICALLY RECORDED

This agreement, made and entered into this June 14, 2007 by and between DANIEL MYRON GESLISON, SUCCESSOR TRUSTEE OF THE BYRON AND MELVA GESLISON TRUST, DATED DECEMBER 22, 1995, hereinafter referred to as party(ies) of the first part; and WILBUR STEPHENSON, TRUSTEE OF THE WILBUR AND ALLENE STEPHENSON LIVING TRUST, U/A/D THE 4TH OF JUNE, 2002 hereinafter referred to as party(ies) 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 the established fence line and the record title.

Whereas, DANIEL MYRON GESLISON, SUCCESSOR TRUSTEE OF THE BYRON AND MELVA GESLISON TRUST, DATED DECEMBER 22, 1995, the party(ies) of the first part, is 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 AND MADE A PART THEREOF.

Whereas, WILBUR STEPHENSON, TRUSTEE OF THE WILBUR AND ALLENE STEPHENSON LIVING TRUST, U/A/D THE 4TH OF JUNE, 2002, the party(ies) of the second part are in possession of certain parcels of land adjoining and contiguous to the parcel above described and lying immediately adjacent to the fence line of the same, and to the NORTH, which are more particularly described as:

SEE EXHIBIT "B", ATTACHED HERETO AND MADE A PART THEREOF.

Whereas, the hereinabove described existing fence line separates the parcels of land and constitutes 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. The parties agree that DANIEL MYRON GESLISON, SUCCESSOR TRUSTEE OF THE BYRON AND MELVA GESLISON TRUST, DATED DECEMBER 22, 1995, the party(ies) of the first part are the legal owners of the property described in the legal description in the attached as Exhibit "A", and that any property up to the fence boundary line that is not included in the legal description attached as Exhibit "A" is the property of the WILBUR STEPHENSON, TRUSTEE OF THE WILBUR AND ALLENE STEPHENSON LIVING TRUST, U/A/D THE 4TH OF JUNE, 2002, the party(ies) of the second part, and the parties further agree that these stipulations shall apply to and be the 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, party(ies) of the first part, hereby remise, releases, and forever quit claims to the aforesaid party(ies) of the second part, as their interests appear herein, any and all right, title, and interest which they may have in and to all lands in the possession of each of said party(ies) of the second part, adjoining and adjacent to said fence lines as set for above; 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, party(ies) of the first part, as their interest appear herein, any and all right, title and interest which said party(ies) of the second part may have in and to all the land in the possession of the said party(ies) of the first part, lying within the boundaries of the the real property described in the attached Exhibit "A", being the parcel in possession of the said, party(ies) of the first part, hereinabove described.

In witness whereof, the party(ies) have hereunto signed their names to this agreement the day and year first above written.

Parties of the first part:
THE BYRON AND MELVA GESLISON TRUST,
DATED DECEMBER 22, 1995

Parties of the second part:
THE WILBUR AND ALLENE STEPHENSON
LIVING TRUST, U/A/D THE 4TH OF JUNE, 2002

Daniel Myron Geslison Successor Trustee
DANIEL MYRON GESLISON, SUCCESSOR TRUSTEE

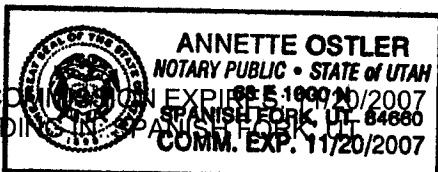
Wilbur Stephenson Trustee
WILBUR STEPHENSON, TRUSTEE

STATE OF UTAH)

ss.

COUNTY OF UTAH)

On the 14 Day of June, 2007 personally appeared before me DANIEL MYRON GESLISON, SUCCESSOR TRUSTEE OF THE BYRON AND MELVA GESLISON TRUST, DATED DECEMBER 22, 1995 and WILBUR STEPHENSON, TRUSTEE OF THE WILBUR AND ALLENE STEPHENSON LIVING TRUST, U/A/D THE 4TH OF JUNE, 2002 the signers of the above instrument, who duly acknowledged to me that they executed the same.



Annette Ostler
NOTARY PUBLIC

MY COMMISSION EXPIRES 11/20/2007
RESIDING IN SPANISH FORK, UT. 84660
COMM. EXP. 11/20/2007

EXHIBIT "A"

(27-040-0021)

BEGINNING AT A FENCE CORNER WHICH POINT IS SOUTH 288.45 FEET AND WEST 2736.70 FEET FROM THE EAST 1/4 SECTION CORNER OF SECTION 30, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE ALONG A FENCE SOUTH 81°51'03" EAST 444.84 FEET, MORE OR LESS, TO A FENCE CORNER AND THE WEST SIDE OF A CANAL; THENCE ALONG WEST SIDE OF THE CANAL SOUTH 40°00'00" EAST 190.76 FEET, MORE OR LESS, TO THE NORTH LINE OF 7650 SOUTH STREET; THENCE ALONG A FENCE AND PROJECTION THEREOF AND ALONG THE NORTH LINE OF 7650 SOUTH STREET NORTH 81°46'27" WEST 629.44 FEET TO A FENCE CORNER; THENCE ALONG A FENCE NORTH 26°43'59" EAST 133.39 FEET TO THE POINT OF BEGINNING.

SITUATE IN UTAH COUNTY, STATE OF UTAH.

EXHIBIT "B"

TAX ID # 27-040-0028
 TAX ID # 27-040-0030
 TAX ID # 27-040-0031
 TAX ID # 27-040-0035
 TAX ID # 27-041-0021

COMMENCING AT A POINT ON THE SOUTH LINE OF UTAH COUNTY ROAD 7650 SOUTH, SAID POINT BEING SOUTH 241.94 FEET AND EAST 1483.30 FEET, ACCORDING TO THE UTAH COORDINATE BEARINGS, CENTRAL ZONE, FROM THE WEST QUARTER CORNER OF SECTION 30, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE MERIDIAN; THENCE SOUTH 03°03'56" EAST 769.80 FEET TO A FENCE; THENCE SOUTH 47°30'07" WEST ALONG SAID FENCE 329.30 FEET; THENCE DEPARTING SAID FENCE NORTH 03°03'56" WEST 1028.53 FEET TO THE SAID SOUTH LINE OF UTAH COUNTY ROAD 7650 SOUTH; THENCE SOUTH 82°02'12" EAST ALONG SAID UTAH COUNTY ROAD 259.12 FEET TO THE POINT OF BEGINNING.

ALSO, COMMENCING AT A POINT IN A FENCE ON THE SOUTH LINE OF UTAH COUNTY ROAD 7650 SOUTH, SAID POINT BEING SOUTH 241.94 FEET AND EAST 1483.30 FEET, ACCORDING TO UTAH COORDINATE BEARINGS, CENTRAL ZONE, FROM THE WEST QUARTER CORNER OF SECTION 30, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE MERIDIAN; THENCE SOUTH 03°03'56" EAST 769.80 FEET, TO A FENCE; THENCE NORTH 47°30'08" EAST ALONG SAID FENCE 395.59 FEET TO A FENCE; THENCE NORTH 13°04'32" EAST ALONG SAID FENCE 452.31 FEET TO THE SAID FENCE ON THE SAID SOUTH LINE OF UTAH COUNTY ROAD 7650 SOUTH; THENCE NORTH 82°02'12" WEST ALONG SAID FENCE AND UTAH COUNTY ROAD 439.41 FEET TO THE POINT OF BEGINNING.

ALSO, COMMENCING AT A POINT IN A FENCE ON THE SOUTH LINE OF UTAH COUNTY ROAD 7650 SOUTH, SAID POINT BEING ALSO ON THE EASTERLY DEED LINE OF THE ARTHUR NIELSEN MCKELL FAMILY LIVING TRUST QUIT CLAIM DEED AS THAT CERTAIN DEED LOCATED IN THE OFFICE OF THE UTAH COUNTY RECORDER AS ENTRY NO. 33637, BOOK 2730, PAGE 617, SAID POINT ALSO BEING SOUTH 164.05 FEET AND EAST 927.45 FEET, ACCORDING TO UTAH COORDINATE BEARINGS, CENTRAL ZONE, FROM THE WEST QUARTER CORNER OF SECTION 30, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE MERIDIAN; THENCE ALONG SAID EASTERLY DEED LINE OF THE ARTHUR NIELSEN MCKELL FAMILY LIVING TRUST THE FOLLOWING COURSES: SOUTH 16°15'00" EAST 96.26 FEET; THENCE SOUTH 12°30'00" EAST 330.00 FEET; THENCE SOUTH 09°30'00" 781.44 FEET TO A FENCE CORNER; THENCE DEPARTING SAID EASTERLY DEED LINE OF THE ARTHUR NIELSEN MCKELL FAMILY LIVING TRUST NORTH 47°30' 07", EAST ALONG A FENCE 172.10 FEET; THENCE DEPARTING SAID FENCE NORTH 03°03'56" WEST 1028.53 FEET TO THE SAID FENCE ON THE SOUTH LINE OF UTAH COUNTY ROAD 7650 SOUTH; THENCE NORTH 82°00'42" WEST ALONG SAID FENCE AND SOUTH LINE OF UTAH COUNTY ROAD 7650 SOUTH 302.15 FEET TO THE POINT OF BEGINNING.

ALSO, COMMENCING 4.13 CHAINS SOUTH AND NORTH 81°15' WEST 1.50 CHAINS OF THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF SECTION 30, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN; THENCE SOUTH 26° WEST 2.62 CHAINS; THENCE SOUTH 81° EAST 16.5 FEET, THENCE NORTH 26° EAST 2.62 CHAINS; THENCE NORTH 81° WEST 16.5 FEET TO THE POINT OF BEGINNING.

ALSO, COMMENCING 4.93 CHAINS EAST OF THE NORTHWEST CORNER OF THE SOUTHEAST QUARTER OF SECTION 30, TOWNSHIP 8 SOUTH, RANGE 3 EAST, SALT LAKE MERIDIAN; THENCE SOUTH 12°45' WEST 2.10 CHAINS; THENCE SOUTH 14°15' EAST 1.55 CHAINS; THENCE SOUTH 27°45' EAST 1.546 CHAINS; THENCE NORTH 81°45' WEST 7.20 CHAINS; THENCE NORTH 5°30' WEST 7.706 CHAINS; THENCE SOUTH 79° EAST 7.80 CHAINS; THENCE SOUTH 2.06 CHAINS; THENCE WEST 57 LINKS TO BEGINNING.