



W2716792

Recording Requested by:
First American Title Company, LLC
5929 S. Fashion Pointe Drive, Suite 120
South Ogden, UT 84403
(801)479-6600

E# 2716792 PG 1 OF 3
ERNEST D ROWLEY, WEBER COUNTY RECORDER
05-Jan-15 0408 PM FEE \$15.00 DEP SC
REC FOR: FIRST AMERICAN - FASHION POINTE
ELECTRONICALLY RECORDED

AFTER RECORDING RETURN TO:
Michael R. Smith
1438 West 3300 South
Ogden, UT 84401

SPACE ABOVE THIS LINE (3 1/2" X 5") FOR RECORDER'S USE

SPECIAL WARRANTY DEED

Escrow No: **338-5363099 (sh)**
A.P.N.: **15-099-0005 & 15-099-0022**

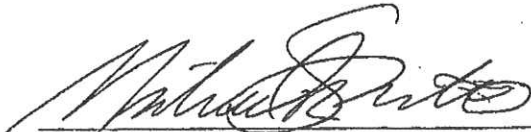
Michael R. Smith and Melissa Smith, Grantor, of **Ogden**, **Weber** County, State of **UT**, hereby CONVEYS AND WARRANTS only as against all claiming by, through or under it to

Michael R. Smith and Melissa Smith, husband and wife, Grantee, of **Ogden**, **Weber** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Weber** County, State of **Utah**:

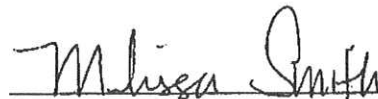
Exhibit "A"

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year **2015** and thereafter.

Witness, the hand(s) of said Grantor(s), this **January 7, 2015**.



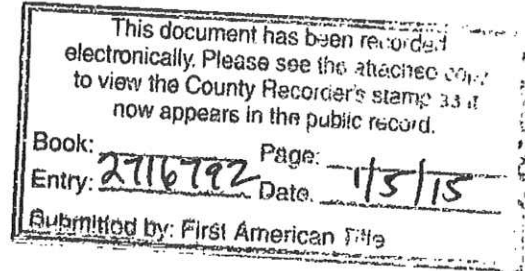
Michael R. Smith



Melissa Smith

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Michael R. Smith and Melissa Smith, husband and wife, Grantee, of **Ogden**, **Weber** County, State of **UT**, for the sum of Ten Dollars and other good and valuable considerations the following described tract(s) of land in **Weber** County, State of **Utah**:

Exhibit "A"

Subject to easements, restrictions and rights of way appearing of record or enforceable in law and equity and general property taxes for the year **2015** and thereafter.

Witness, the hand(s) of said Grantor(s), this **January 5th**, **2015**.



Michael R. Smith



Melissa Smith

STATE OF VT)
)Ss.
COUNTY OF Weber)

On January 5th, 20 15, personally appeared before me, **Michael R. Smith and Melissa Smith**, the signer of the within instrument, who duly acknowledged to me that he executed the same.

[Signature]

Notary Public
Cori Johnson

(Printed Name)

My Commission expires: May 14, 2016

{Seal or Stamp}



EXHIBIT "A "

Escrow No. **338-5363099 (sh)**

A.P.N.: **15-099-0005**

PART OF THE SOUTHEAST QUARTER OF SECTION 36, TOWNSHIP 6 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN: BEGINNING AT A POINT IN THE CENTER OF COUNTY ROAD, WHICH POINT IS SOUTH 89°37' WEST 1037.7 FEET FROM THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 36; RUNNING THENCE SOUTH 89°37' WEST 174 FEET; THENCE NORTH 1°15' EAST 500.8 FEET; THENCE NORTH 89°37' EAST 174 FEET; THENCE SOUTH 1°15' WEST 500.8 FEET TO THE POINT OF BEGINNING.

EXCEPTING THEREFROM THAT PORTION LYING WITHIN THE BOUNDARIES OF THE COUNTY ROAD SITUATED ON THE SOUTH THEREOF.

**THE PURPOSE OF THIS DEED IS TO COMBINE BOTH PARCELS CURRENTLY TAX ID 15-099-0005 AND 15-099-0022 AS ONE PARCEL AGAIN BASED UPON THE PRIOR DEED RECORDED AS ENTRY #647752.