

WEBER COUNTY RECORDER'S DEED INDEX

RUTH EAMES OLSEN

COUNTY RECORDER

SERIAL NUMBER 23-013-0188 (23-013-0175) TAXING UNIT NUMBER 58

CARD NO. 01

OWNER	DEED REF.		INSTRUMENT	DEED DATE	DATE RECORDED
	BOOK	PAGE			
JOE L YANEZ 1694 CELIA WAY LAYTON UT 84041	1269	20	WD	10-05-78	10-17-78

DESCRIPTION OF PROPERTY- 78 ORIG

ACRES- 6.15

11 PART OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 7 NORTH,
 12 RANGE 3 EAST, SALT LAKE BASE AND MERIDIAN, U.S. SURVEY:
 13 BEGINNING AT A POINT WHICH IS NORTH 89D24' EAST 245.99 FEET,
 14 NORTH 26D40'05" EAST 56.35 FEET, NORTH 22D15' WEST 132.12
 15 FEET, NORTH 3D01'45" WEST 403.39 FEET, SOUTH 49D04' EAST
 16 774.30 FEET, NORTH 2D19'30" EAST 1424.43 FEET, SOUTH 71D58'
 17 EAST 914.50 FEET AND NORTH 18D02' EAST 300.00 FEET FROM THE
 18 SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER; SAID POINT BEING
 19 ON THE WEST RIGHT-OF-WAY LINE OF STATE HIGHWAY 39; RUNNING
 20 THENCE NORTH 71D58' WEST 819.18 FEET TO THE CENTER OF AN
 21 EXISTING ROAD; THENCE 3 COURSES ALONG SAID ROAD CENTER LINE
 22 AS FOLLOWS: NORTH 43D25'30" EAST 31.90 FEET, NORTH 19D48'45"
 23 EAST 197.66 FEET, AND NORTH 37D46' WEST 221.52 FEET; THENCE
 24 SOUTH 69D00' EAST 983.91 FEET TO THE WEST RIGHT-OF-WAY LINE OF

SERIAL NUMBER 23-013-0188 (23-013-0175) TAXING UNIT NUMBER 58

CARD NO. 02

OWNER	DEED REF.		INSTRUMENT	DEED DATE	DATE RECORDED
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25 STATE HIGHWAY 39; THENCE SOUTH 18D02' WEST 300.00 FEET ALONG
26 SAID WEST LINE TO THE PLACE OF BEGINNING.
27 RESERVING UNTO THE GRANTORS FOR LATER TRANSFER TO THE
28 BEAVER CREEK LOT OWNERS ASSOCIATION, ALL RIGHTS OF CONTROL,
29 EGRESS AND INGRESS, ALL RIGHTS TO CUT, FILL AND MAINTAIN THE
30 ROADS TO A WIDTH OF 50 FEET ON THE PRIVATE ROADWAYS NOW
31 CONSTRUCTED ACROSS THE ABOVE DESCRIBED PROPERTY AS SHOWN ON
32 THE CORRECTED PLAT OF BEAVER CREEK ESTATES.
33 RESERVING TO THE LOT OWNER FULL RIGHT OF INGRESS AND
34 EGRESS OVER SAID PRIVATE ROADWAYS TO THE EXISTING HARD SURFACE
35 STATE ROAD.
36 CONTAINING 6.15 ACRES.
COMMENTS-
MM (LOT 22, BEAVER CREEK ESTATES, AN UNRECORDED SUBDIVISION)