



All agenda items  
in this packet are  
preliminary, until  
approved by the  
Layton City  
Council.

## **Citizen Comment Guidelines**

For the benefit of all who participate in a PUBLIC HEARING or in giving PUBLIC COMMENT during a City Council meeting, we respectfully request that the following procedures be observed so that all concerned individuals may have an opportunity to speak.

**Comments:** Your comments are important. To give order to the meeting, please direct comments to and through the person conducting the meeting.

**Time:** If you are giving public input on any item on the agenda, please limit comments to three (3) minutes. If greater time is necessary to discuss the item, the matter may, upon request, be placed on a future City Council agenda for further discussion.

**Courtesy:** Please be courteous to those making comments by avoiding applauding or verbal outbursts either in favor of or against what is being said.

**New Information:** Please limit comments to new information only to avoid repeating the same information multiple times.

**Spokesperson:** Please, if you are part of a large group, select a spokesperson for your group.

**Handouts and Electronic Information:** An electronic or hard copy of any information presented to the City Council must be submitted to the City Recorder by the end of the meeting.

Thank you.

**REGULAR MEETING AGENDA OF THE  
CITY COUNCIL OF LAYTON, UTAH**

PUBLIC NOTICE is hereby given that the City Council of Layton, Utah, will hold a public meeting in the Council Chambers of the City Center Building, 437 North Wasatch Drive, Layton, Utah, commencing at **7:00 PM on January 15, 2026**.

**AGENDA ITEMS:**

**1. CALL TO ORDER, PLEDGE, OPENING CEREMONY, RECOGNITION, APPROVAL OF MINUTES:**

**2. MUNICIPAL EVENT ANNOUNCEMENTS:**

**3. VERBAL PETITIONS AND PRESENTATIONS:**

A. Presentation – Years of Service Awards

**4. CITIZEN COMMENTS:**

**5. CONSENT ITEMS:** (These items are considered by the City Council to be routine and will be enacted by a single motion. If discussion is desired on any particular consent item, that item may be removed from the consent agenda and considered separately.)

A. Approve and Grant Perpetual Easements to the Utah Department of Transportation, for the Relocation of Water Facilities, as Part of the Construction Project Identified as US-89; Farmington to I-84 in Davis and Weber Counties, Utah, Project Number S-0089(406)398 – Resolution 26-01 – Various Locations Throughout the City

**6. PUBLIC HEARINGS:**

**7. UNFINISHED BUSINESS:**

**ADJOURN:**

Notice is hereby given that:

- A Work Meeting will be held at 5:30 PM to discuss miscellaneous matters.
- This meeting will also be live streamed via [laytoncitylive.com](http://laytoncitylive.com) and [facebook.com/Laytoncity](http://facebook.com/Laytoncity)
- In the event of an absence of a full quorum, agenda items will be continued to the next regularly scheduled meeting.
- This meeting may involve the use of electronic communications for some of the members of this public body. Elected Officials at remote locations may be connected to the meeting electronically.
- By motion of the Layton City Council, pursuant to Title 52, Chapter 4 of the Utah Code, the City Council may vote to hold a closed meeting for any of the purposes identified in that chapter.

Date: \_\_\_\_\_ By: \_\_\_\_\_ **Kimberly S Read, City Recorder**

This public notice is posted on the Utah Public Notice website [www.utah.gov/pmn/](http://www.utah.gov/pmn/), the Layton City website [www.laytoncity.org](http://www.laytoncity.org), and at the Layton City Center.

In compliance with the Americans with Disabilities Act, persons in need of special accommodations or services to participate in this meeting shall notify the City at least 48 hours in advance at 801-336-3826 or 801-336-3820.

**LAYTON CITY COUNCIL MEETING  
AGENDA ITEM COVER SHEET**

**Item Number:** 3.A.

**Subject:**

Presentation – Years of Service Awards

**Background:**

The following employees with 20 years of service or more will be recognized at Council Meeting. Employees with 15 years or less will be recognized in their department staff meetings.

Finance

**20 – Kristy Neel**

**25 – Paul Pitts**

Community Development

10 – Michelle Williams

Legal

10 – Joni Wilson

Police

5 – Ross Pranter

**25 – Lisa Murdock**

Fire

5 – Garrett Sholly

10 – Natalie Tholen

**20 – Douglas Bitton**

**20 – Benjamin DeJong**

**20 – Declan Hogan**

**25 – Chris Miller**

**25 – Jeremy Stell**

**30 – Lance Beech**

Public Works

5 – Melinda Hunsaker

5 – Dustin McRae

5 – Teran Stoddard

10 – Cayden Cearley

10 – Barry Engelmeier

15 – Stacy Majewski

**Alternatives:**

N/A

**Recommendation:**

N/A

**LAYTON CITY COUNCIL MEETING  
AGENDA ITEM COVER SHEET**

**Item Number:** 5.A.

**Subject:**

Approve and Grant Perpetual Easements to the Utah Department of Transportation, for the Relocation of Water Facilities, as Part of the Construction Project Identified as US-89; Farmington to I-84 in Davis and Weber Counties, Utah, Project Number S-0089(406)398 – Resolution 26-01 – Various Locations Throughout the City

**Background:**

Utah Department of Transportation (UDOT) has completed the construction of the project identified as US-89; Farmington to I-84 in Davis and Weber Counties, Utah, Project Number S-0089(406)398 (Project). Layton City (City) owns real property, located at 1985 Valley View Drive, Layton, Utah, Davis County, identified as UDOT Parcel Number 0089:651B:E, 2130 North 2900 East, Layton, Utah, Davis County, identified as UDOT Parcel Number 0089:670B:E and Marvin Way Dream's End, Layton, Utah, Davis County, identified as UDOT Parcel Number 0089:663F:E. The Bureau of Reclamation owns water facilities, within the extent of the Project. The Project's construction necessitated the relocation of these facilities, which requires easements to be established. The City's obligation to establish easements, upon the completion of the relocation, is outlined in previously executed Relocation Agreements, approved and executed by the City, at the onset of the Project.

**Alternatives:**

Alternatives are to: 1) Adopt Resolution 26-01 to approve and grant Perpetual Easements to the Utah Department of Transportation, for the Relocation of Water Facilities, as Part of the Construction Project Identified as US-89; Farmington to I-84 in Davis and Weber Counties, Utah, Project Number S-0089(406)398; 2) Adopt Resolution 26-01 with any amendments the Council deems appropriate; or 3) Not adopt Resolution 26-01 and remand to Staff with direction.

**Recommendation:**

Staff recommends the Council adopt Resolution 26-01 to approve and grant Perpetual Easements to the Utah Department of Transportation, for the Relocation of Water Facilities, as Part of the Construction Project Identified as US-89; Farmington to I-84 in Davis and Weber Counties, Utah, Project Number S-0089(406)398 and authorize the Mayor to sign the necessary documents.

**RESOLUTION 26-01**

**A RESOLUTION APPROVING AND GRANTING PERPETUAL EASEMENTS  
TO THE UTAH DEPARTMENT OF TRANSPORTATION FOR THE  
RELOCATION OF WATER FACILITIES, AS PART OF THE US-89;  
FARMINGTON TO I-84 IN DAVIS AND WEBER COUNTIES, UTAH, PROJECT  
NUMBER S-0089(406)398**

**WHEREAS**, Utah Department of Transportation (UDOT) is engaged in constructing the highway project identified as US-89; Farmington to I-84 in Davis and Weber Counties, Utah, Project Number S-0089(406)398 (Project), a portion of which runs through Layton City (City); and

**WHEREAS**, The City owns real property, located at 1985 Valley View Drive, Layton, Utah, Davis County, identified as UDOT Parcel Number 0089:651B:E, 2130 North 2900 East, Layton, Utah, Davis County, identified as UDOT Parcel Number 0089:670B:E and Marvin Way Dream's End, Layton, Utah, Davis County, identified as UDOT Parcel Number 0089:663F:E; and

**WHEREAS**, the Bureau of Reclamation owns water facilities, within the extent of the Project, that have been relocated by UDOT and require easements to be established; and

**WHEREAS**, Agreements have been previously executed by the City, and UDOT, which require easements to be established for relocated water facilities for the Project; and

**WHEREAS**, the City desires to grant Perpetual Easements to UDOT in order to facilitate the completion of the Project and have agreed to the terms and conditions contained in the easement documents; and

**WHEREAS**, it is deemed to be in the best interest of the citizens of Layton City to approve and grant Perpetual Easements to the Utah Department of Transportation.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF LAYTON, UTAH:**

1. That the Perpetual Easements, between Layton City and the Utah Department of Transportation, which are attached hereto and incorporated herein by this reference, be approved and granted.

2. That the Mayor is authorized to execute the necessary documents and any additional documents or contracts forthcoming in relation to these Perpetual Easements.

3. This Resolution shall become effective immediately upon adoption by the City Council.

**PASSED AND ADOPTED** by the City Council of Layton, Utah, this **15<sup>th</sup> day of January, 2026**.

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JOY PETRO, Mayor

ATTEST:

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KIMBERLY S READ, City Recorder

APPROVED AS TO FORM:

for: Jadyn Appelnie  
CLINTON R. DRAKE, City Attorney

~~STEPHEN JACKSON~~, Department Director

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

## Perpetual Easement

(CITY)  
Davis County

Agreement No. 20-LM-40-506790

Tax ID No. N/A  
PIN No. 13821

Project No. S-0089(406)398  
Parcel No.: 0089:651B:E

Layton City, a municipal corporation of the State of Utah, Grantor, hereby GRANTS and CONVEYS to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described easement in Davis County, State of Utah, to-wit:

A transferrable perpetual easement upon part of an entire tract of property situate in the NW1/4 NW1/4 of Section 13, Township 4 North, Range 1 West, Salt Lake Base and Meridian, in Davis County, Utah, to lay, construct, re-construct, operate and maintain an underground water pipeline or pipelines and appurtenant structures, on, over and through said part of an entire tract. The boundaries of said part of entire tract are described as follows:

Beginning at the intersection of the northerly boundary line of said entire tract and the easterly highway right of way and no-access line of Highway 89 as established by Project No. S-0089(406)398, which point is 250.94 feet S.89°38'39"E. along the section line (Record S.89°56'E.) from the Northwest corner of said Section 13; and running thence S.89°38'39"E. 20.26 feet along said northerly boundary line; thence S.09°32'38"W. 33.18 feet to the southerly boundary line of said entire tract; thence N.89°38'39"W. (Record N.89°56'W.) 20.26 feet along said southerly boundary line to said easterly highway right of way and no-access line; thence N.09°32'38"E 33.18 feet along said easterly highway right of way and no-access line to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The perpetual easement is only transferrable to the United States of America and its assigns.

The above described easement contains 664 square feet in area or 0.015 acre.

(Note: Above bearings equal NAD83 Highway bearings)

Grantee at all times agrees and abides by the provisions of the Protection Criteria, designated in Exhibit A, attached hereto, and by this reference made a part hereof.

STATE OF UTAH ) \_\_\_\_\_ Layton City \_\_\_\_\_  
 ) ss.  
COUNTY OF ) \_\_\_\_\_  
 \_\_\_\_\_

On the date first above written personally appeared before me, \_\_\_\_\_, who, being by me duly sworn, did say that he/she is the \_\_\_\_\_ of \_\_\_\_\_ Layton City \_\_\_\_\_, a municipal corporation of the State of Utah, and that the within and foregoing instrument was signed in behalf of said municipal corporation by authority of a resolution adopted at a regular meeting of the \_\_\_\_\_ held on the \_\_\_\_\_ of \_\_\_\_\_ A.D. 20 \_\_\_\_, and said acknowledged to me that said municipal corporation executed the same.

\_\_\_\_\_  
Notary Public

Approved as to form:

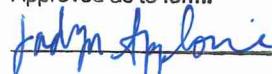


EXHIBIT "A"

Protection Criteria

- A. Surface structures that generally will be allowed to be constructed within United States rights-of-way include asphalt roadways, with no utilities within roadway, non-reinforced parking lots, curbs, gutters and sidewalks, walkways, driveways. However, where United States system pipe has specific maximum and minimum cover designation the special requirements for roadways, parking lots and driveways crossing over the pipe shall be obtained from the United States for the maximum allowable external loading or minimum cover. **HOWEVER, IT IS UNDERSTOOD THAT ALL SURFACE STRUCTURES SHALL BE ANALYZED AND CONSIDERED ON AN INDIVIDUAL BASIS.**
- B. Structures that may not be constructed in, on, or along United States rights-of-way include but are not limited to, permanent structures such as retaining walls, block walls, buildings, garages, decks, carports, mobile homes with permanent foundations, swimming pools, block, cement, fences, or rock fences and walls as designated by the United States.
- C. No trees or vines will be allowed within the rights-of-way of the United States.
- D. All temporary or permanent changes in ground surfaces within United States rights-of-way are to be considered to be encroaching structures and must be handled as such. Earth fills and cuts on adjacent property shall not encroach onto United States rights-of-way without prior approval by the United States.
- E. Existing gravity drainage of the United States rights-of-way must be maintained. No new concentration of surface or subsurface drainage may be directed onto or under the United States rights-of-way without adequate provision for removal of drainage water or adequate protection of the United States rights-of-way.
- F. Prior to construction of any structure that encroaches within United States rights-of-way, an excavation must be made to determine the location of existing United States facilities. The excavation must be made by or in the presence of water users or the United States.
- G. Any contractor or individual constructing improvements in, on, or along United States rights-of-way must limit his construction to the encroaching structure previously approved and construct the improvements strictly in accordance with plans or specifications.
- H. The ground surfaces within United States rights-of-way must be restored to a condition equal to that which existed before the encroachment work began or as shown on the approved plans or specifications.

I. The owner of newly constructed facilities that encroach on United States rights-of-way shall notify the United States and/or the Weber Basin Water Conservancy District (WBWCD) upon completion of construction and shall provide the WBWCD with one copy and the United States with two copies of as-built drawings showing actual improvements in, on, or along the rights-of-way.

J. Except in case of ordinary maintenance and emergency repairs, an owner of encroaching facilities shall give the United States and WBWCD at least 10 days' notice in writing before entering upon United States rights-of-way for the purpose of reconstructing, repairing, or removing the encroaching structure or performing any work on or in connection with the operation of the encroaching structure.

K. If unusual conditions are proposed for the encroaching structure or unusual field conditions within United States rights-of-way are encountered, the United States reserves the right to impose more stringent criteria than those prescribed herein.

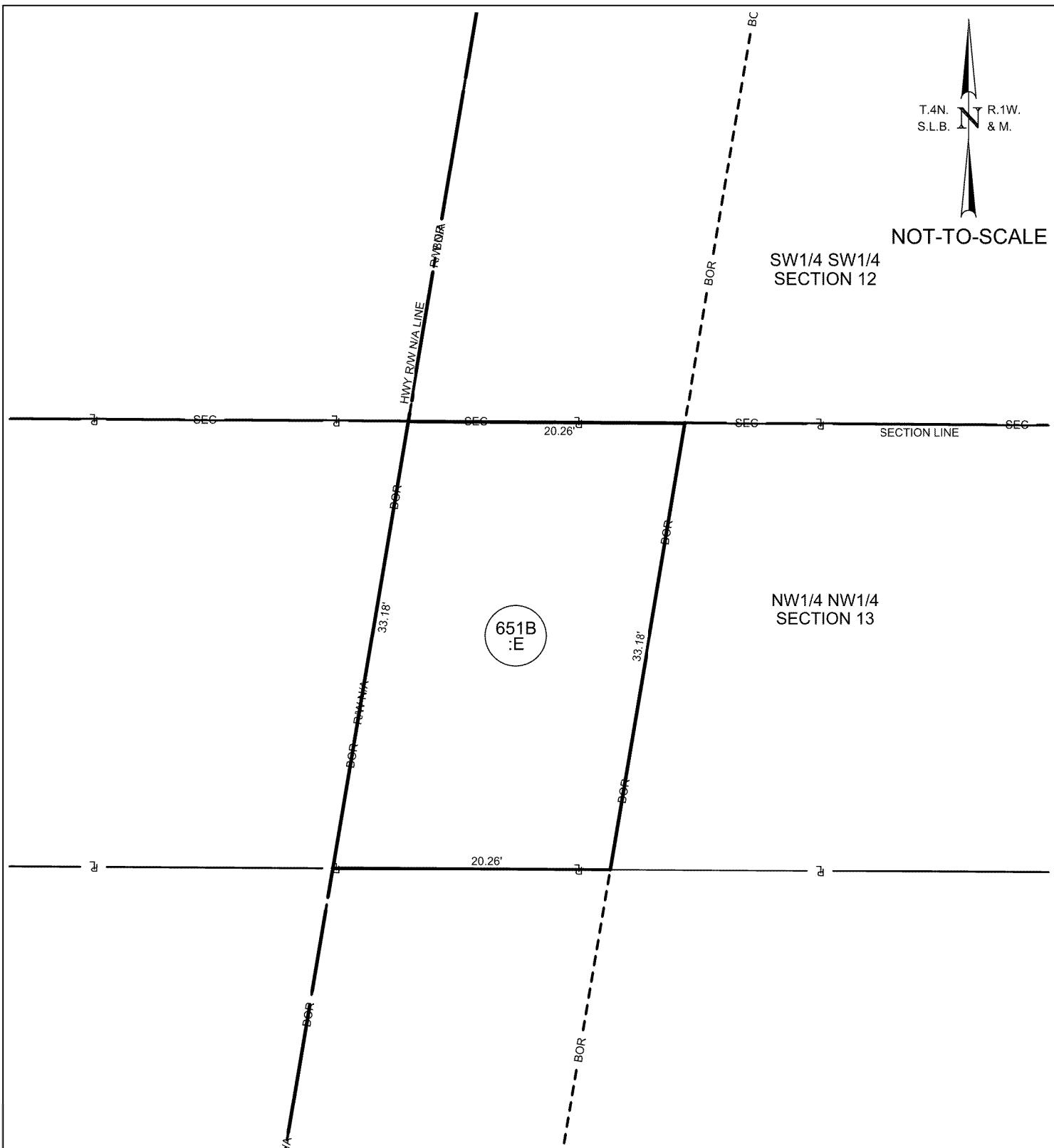
L. All backfill material within United States rights-of-way shall be compacted to 90 percent of maximum density unless otherwise shown. Mechanical compaction shall not be allowed within 6 inches of the projects works whenever possible. In no case will mechanical compaction using heavy equipment be allowed over the project works or within 18 inches horizontally of the projects works.

M. That the backfilling of any excavation or around any structure within the United States rights-of-way shall be compacted in layers not exceeding 6 inches thick to the following requirements: (1) cohesive soils to 95 percent maximum density specified by ASTM Part 19, D-698, method A; (2) noncohesive soils to 70 percent relative density specified by ANSI/ASTM Part 19, d-2049, par. 7.1.2, wet method.

N. Any nonmetallic encroaching structure below ground level shall be accompanied with a metallic strip within the United States rights-of-way.

O. Owners of encroaching facilities shall notify the United States at (801) 379-1000 and/or the WBWCD at (801) 771-1677 at least forty-eight (48) hours in advance of commencing construction to permit inspection by the United States and/or the WBWCD.

P. No use of United States lands or rights-of-way shall be permitted that involve the storage of hazardous material.



PARCEL NO.	OWNER	ACRES	SQ FT	EXIST. R/W AC. IN DEED	OWNERSHIP ACRES	REMAINING AC. LEFT	RIGHT
651B:E	LAYTON CITY	0.015	664				PERPETUAL EASEMENT

THIS EXHIBIT IS INTENDED TO BE USED FOR ILLUSTRATIVE PURPOSES AND AS A NEGOTIATION TOOL FOR THE DEED IT IS ATTACHED TO ONLY.  
THIS EXHIBIT DOES NOT REPRESENT ANY FIELD SURVEY WORK OR THAT A RECORD OF SURVEY HAS BEEN FILED WITH THE RECORDER'S OR SURVEYOR'S OFFICE THAT THIS DOCUMENT IS OR MAY BE RECORDED IN.

SHEET NO.	651B-EXHIBIT	PARTIAL SUMMARY NO.	46P	PROPERTY OWNER:	LAYTON CITY
PROJECT	US-89	PROPERTY ADDRESS:	APPROX. 1985 VALLEY VIEW DRIVE, LAYTON		
	FARMINGTON TO I-84			UTAH DEPARTMENT OF TRANSPORTATION	
PROJECT NUMBER	S-0089(406)398	PIN	13821		HORROCKS



PARCEL NO.	OWNER	ACRES	SQ FT	EXIST. R/W AC. IN DEED	OWNERSHIP ACRES	REMAINING AC. LEFT	RIGHT
651B:E	LAYTON CITY	0.015	664			PERPETUAL EASEMENT	

THIS EXHIBIT IS INTENDED TO BE USED FOR ILLUSTRATIVE PURPOSES AND AS A NEGOTIATION TOOL FOR THE DEED IT IS ATTACHED TO ONLY.  
THIS EXHIBIT DOES NOT REPRESENT ANY FIELD SURVEY WORK OR THAT A RECORD OF SURVEY HAS BEEN FILED WITH THE RECORDER'S OR  
SURVEYOR'S OFFICE THAT THIS DOCUMENT IS OR MAY BE RECORDED IN.

SHEET NO. 651B-EXHIBIT		PARTIAL SUMMARY NO. 46P		PROPERTY OWNER: LAYTON CITY
PROJECT	US-89			PROPERTY ADDRESS: APPROX. 1985 VALLEY VIEW DRIVE, LAYTON
	FARMINGTON TO I-84			<b>UTAH DEPARTMENT OF TRANSPORTATION</b> HORROCKS
PROJECT NUMBER	S-0089(406)398	PIN	13821	

# OWNERSHIP RECORD

Title by: MWW

Date: May 2023

County: Davis

Parcel No.: 0089:651B

Type Ownership: Government

Tax ID No.: N/A, (Part of a city street)

Project No.: S-0089(406)398

PIN No.: 13821

Recorded Owners: Layton City

Address: 437 North Wasatch Drive, Layton, Utah 84041

Property Address: Approx. 1985 Valley View Drive, Layton, Utah 84040

Entry No.	Book	Page	Type Instr.	Date Signed	Date Recorded
264218	287	507	Quit Claim Deed	15 Sept 1961	02 Mar 1964

## Description:

A tract of land for road purposes situated in the northwest quarter of Section 13, T4N, R1W, Salt Lake Meridian. The boundaries of said tract of land are described as follows:

Beginning at a point on an easterly line of a certain State Highway which is S.89°56' E. 124.5 ft. from the northwest corner of Section 13, T4N R1W, SLM, thence S.89 56' E. 408.5 ft. along the North line of said Section 13 to the west line of the Old Mountain Road; thence S.2°51' W. 33.04 ft.; thence N.89°56' W. 407.71 ft. parallel with and 33.0 ft. distant southerly from said north line of Section 13 to the easterly line of said State Highway; thence N. 1°29' E. 33.01 ft., more or less to the point of beginning containing 0.309 acres, more or less.

Calculated area: The above described tract of land contains 13,460 square feet or 0.309 acre, more or less.

Grantor: Thomas V. Wall and Dorothy C. Wall Frank D. Adams, Leona L. Adams, Clyde B. Adams, Ruth H. Adams

Note(s): Not all descriptions shown in vesting deed are shown in the ownership, since they are not contiguous.

**LESS:**09-081-0205

Entry No.	Book	Page	Type Instr.	Date Signed	Date Recorded
3464139	7969	315	Quit Claim Deed	03 Feb 2022	18 Mar 2022

**Description:**

A parcel of land in fee, being a portion of Fernwood Drive, situate in the NW1/4 NW1/4 Section 13, Township 4 North, Range 1 West, Salt Lake Base and Meridian, for the widening of existing US-89, known as Project No. S-0089(406)398. The boundaries of said parcel of land are described as follows:

Beginning in the existing northerly right of way line of said Fernwood Drive at a point 217.20 feet S.89°56'00"E. along the section line from the Northwest corner of said Section 13; and running thence S.89°56'00"E. 33.74 feet along said section line to a point 165.64 feet radially distant easterly from the US-89 right of way control line of said Project, opposite approximate Engineers Station 1329+29.07; thence S.09°15'17"W. 33.18 feet to the existing southerly right of way of said Fernwood Drive, at a point 161.42 feet radially distant easterly from the US-89 right of way control line of said Project, opposite approximate Engineers Station 1328+95.91; thence N.89°56'00"W. 30.45 feet along said southerly right of way line; thence N. 03°34'42"E. 32.82 feet to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The above described parcel of land contains 1,051 square feet or 0.024 acre, more or less, of which 1,051 square feet or 0.024 acre, more or less are within existing right of way of Fernwood Drive. Balance is 0 square feet or 0.000 acre, more or less.

(Note: Rotate above bearings 00°17'21" clockwise to equal NAD83 Highway bearings)

Grantor: Layton City, a municipal corporation of the State of Utah

Grantee: Utah Department Of Transportation

Calculated area: The above described tract of land contains 12,409 square feet or 0.285 acre.

Recorded at Request of Layton City

MAR 2 1964

at 3<sup>32</sup> P.M. Fee Paid \$0.00 EMILY T. ELDREDGE, DAVIS COUNTY RECORDERby Grace R. Bybee Dep. Book 287 Page 502 Ref.: NW 14-13-47-1W

Mail tax notice to \_\_\_\_\_ Address \_\_\_\_\_

## 264218 QUIT-CLAIM DEED

Thomas V. Wall and Dorothy C. Wall  
 Frank D. Adams, Leona L. Adams, Clyde B. Adams, Ruth H. Adams, grantors  
 of \_\_\_\_\_, County of \_\_\_\_\_, State of Utah, hereby  
 QUIT-CLAIM to Layton City

of \_\_\_\_\_ grantee  
 for the sum of \_\_\_\_\_ DOLLARS,

the following described tract of land in \_\_\_\_\_ County,  
 State of Utah:

A tract of land for road purposes situated in the northwest quarter of Section 13, T4N, R1W, Salt Lake Meridian. The boundaries of said tract of land are described as follows:

Beginning at a point on an easterly line of a certain State Highway which is S. 89° 56' E. 124.5 ft. from the northwest corner of Section 13, T4N R1W, SLM; thence S. 89° 56' E. 408.5 ft. along the North line of said Section 13 to the west line of the Old Mountain Road; thence S. 2° 51' W. 33.04 ft.; thence N. 89° 56' W. 407.71 ft. parallel with and 33.0 ft. distant southerly from said north line of Section 13 to the easterly line of said State Highway; thence N. 1° 29' E. 33.01 ft., more or less to the point of beginning containing 0.309 acres, more or less.

Beginning at a point on the East Line of the Old Mountain Road which is S. 89° 56' E. 599.0 ft. from the Northwest corner of Section 13, T4N, R1W, SLM; thence S. 2° 51' W. 33.04 ft.; thence S. 89° 56' E. 662.6 ft. parallel with and 33.0 ft. distant southerly from the north line of said Section 13 to a point of curvature with a 162.44 ft. radius curve to the right thence easterly 61.45 ft. along said curve to the right to the west line of the National Forest Boundary; thence N. 0° 04' E. 44.47 ft. to said north line of Section 13; thence N. 89° 56' W. 721.0 ft. to the point of beginning, containing 0.553 acres, more or less.

WITNESS the hand of said grantors, this 15<sup>th</sup> day of March, A.D. one thousand nine hundred and sixty one.

Signed in the presence of

Thomas J. Wall, Dorothy C. Wall  
Frank D. Adams, Leona L. Adams  
Clyde B. Adams, Ruth H. Adams

Platted  
Abstracted  
Indexed  
Entered  
On Margin  
Compared

STATE OF UTAH,  
County of Davis } ss.

SEP 15 1961

day of

personally appeared before me

A.D. one

On the  
thousand nine hundred and

the signer of the foregoing instrument, who duly acknowledge to me that they executed the same.

My commission expires

Address:

Fred J. Hansen  
Notary Public.

## Abstract- Serial Number: 09-081-0205

## Abstract

Serial Number:	09-081-0205
Tax District:	39
Exempt:	Yes
Tax Name & Address for Tax Year ADDYR:	UTAH DEPARTMENT OF TRANSPORTATION REGION ONE HEADQUARTERS OGDEN, UT 84404
Situs Address:	null null null
Parcel Dates:	03/18/2022 to
Acres:	0.024

Less

## Dedication Plat

Plat:	null
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## Parent / Child

## Legal Description

A PARCEL OF LAND IN FEE, BEING A PORTION OF FERNWOOD DRIVE, SIT IN THE NW 1/4 NW 1/4 SEC 13-T4N-R1W, SLB&M, FOR THE WIDENING OF EXISTING US-89, KNOWN AS PROJECT NO. S-0089(406)398. THE BNDRY OF SD PARCEL OF LAND ARE DESC AS FOLLOWS: BEG IN THE EXISTING NLY R/W LINE OF SD FERNWOOD DRIVE AT A PT 217.20 FT S 89^56'00" E ALG THE SEC LINE FR THE NW COR OF SD SEC 13; & RUN TH S 89^56'00" E 33.74 FT ALG SD SEC LINE TO A PT 165.64 FT RADIALLY DISTANT E'LY FR THE US-89 R/W CONTROL LINE OF SD PROJECT, OPPOSITE APPROXIMATE ENGINEERS STATION 1329+29.07; TH S 09^15'17" W 33.18 FT TO THE EXISTING SLY R/W OF SD FERNWOOD DRIVE, AT A PT 161.42 FT RADIALLY DISTANT E'LY FR THE US-89 R/W CONTROL LINE OF SD PROJECT, OPPOSITE APPROXIMATE ENGINEERS STATION 1328+95.91; TH N 89^56'00" W 30.45 FT ALG SD SLY R/W LINE; TH N 03^34'42" E 32.82 FT TO THE POB. (NOTE: ROTATE ABOVE BEARINGS 00^17'21" CLOCKWISE TO EQUAL NAD83 HWY BEARINGS.) CONT. 0.024 ACRES

Party	KOI	Entry Number	Book & Page	Inst.Date	Rec.Date & Time	Consideration	Vesting Doc.	See Also	XRefs (Book & Page)
UTAH DEPT OF TRANSPORTATION UTAH DEPT OF TRANSPORTATION Grantor: LAYTON CITY , Grantee: UTAH DEPARTMENT OF TRANSPORTATION,	QUIT CLAIM DEED	3464139	7969-315	02/03/2022	03/18/2022 09:33	\$10.00	y	90770003	

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

D  
2

## Quit Claim Deed

(CITY)  
Davis County

09-077-0003 ✓  
09-081-0195 ✓

Tax ID No. 09-081-0079

PIN No. 13821

Project No. S-0089(406)398

Parcel No. 0089:651

Layton City, a municipal corporation of the State of Utah, Grantor, hereby QUIT CLAIMS to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described parcel of land in Davis County, State of Utah, to-wit:

A parcel of land in fee, being a portion of Fernwood Drive, situate in the NW1/4 NW1/4 Section 13, Township 4 North, Range 1 West, Salt Lake Base and Meridian, for the widening of existing US-89, known as Project No. S-0089(406)398. The boundaries of said parcel of land are described as follows:

Beginning in the existing northerly right of way line of said Fernwood Drive at a point 217.20 feet S.89°56'00"E. along the section line from the Northwest corner of said Section 13; and running thence S.89°56'00"E. 33.74 feet along said section line to a point 165.64 feet radially distant easterly from the US-89 right of way control line of said Project, opposite approximate Engineers Station 1329+29.07; thence S.09°15'17"W. 33.18 feet to the existing southerly right of way of said Fernwood Drive, at a point 161.42 feet radially distant easterly from the US-89 right of way control line of said Project, opposite approximate Engineers Station 1328+95.91; thence N.89°56'00"W. 30.45 feet along said southerly right of way line; thence N. 03°34'42"E. 32.82 feet to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The above described parcel of land contains 1,051 square feet or 0.024 acre, more or less, of which 1,051 square feet or 0.024 acre, more or less are within existing right of way of Fernwood Drive. Balance is 0 square feet or 0.000 acre, more or less.

(Note: Rotate above bearings 00°17'21" clockwise to equal NAD83 Highway bearings)

Page 2

PIN No. 13821  
Project No. S-0089(406)398  
Parcel No. 0089:651

IN WITNESS WHEREOF, said Layton City has caused this instrument to be executed by its proper officers thereunto duly authorized, this 3rd day of February, A.D. 2022.

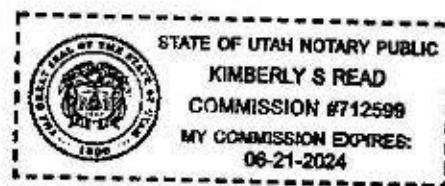
STATE OF UTAH )  
 )  
 ) ss.  
COUNTY OF Davis )

By Joy Petro  
Joy Petro

On the date first above written personally appeared before me, Joy Petro, who, being by me duly sworn, did say that she is the Mayor of Layton City, a municipal corporation of the State of Utah, and that the within and foregoing instrument was signed in behalf of said municipal corporation by authority of a resolution adopted at a regular meeting of the City Council held on the 3rd of February A.D. 2022, and said acknowledged to me that said municipal corporation executed the same.

WITNESS my hand and official stamp the date in this certificate first above written:

Kimberly S Read  
Notary Public



WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

## Perpetual Easement

(CITY)  
Davis County

Agreement No. 20-LM-40-506790  
Tax ID No. N/A (Part of a city street)  
PIN No. 13821  
Project No. S-0089(406)398  
Parcel No. 0089:670B:E

Layton City, a municipal corporation of the State of Utah, Grantor, hereby GRANTS and CONVEYS to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described easement in Davis County, State of Utah, to-wit:

Two transferable easements, upon part of an entire tract of property, situate in the SE1/4 SE1/4 and the NE1/4 SE1/4 of Section 11, Township 4 North, Range 1 West, Salt Lake Base and Meridian, in Davis County, Utah, to lay, construct, re-construct, operate and maintain an underground water pipeline or pipelines and appurtenant structures, on, over and through said part of an entire tract. The boundaries of said parcels are described as follows:

Beginning at the intersection of the westerly boundary line of 2900 East and the northerly right of way line of 2100 North Street, said point also being the Southwest corner of 2900 East as shown on said Antelope Estates Subdivision Phase -1, which point is 574.45 feet N.00°45'36"E. along the Section line and 169.49 feet West from the Southeast corner of said Section 11; running thence N.16°31'20"W. (record N.16°51'06"W.) 44.18 feet along said westerly boundary line of 2900 East; thence S.89°54'20"E. 10.09 feet; thence S.12°22'25"E. 34.62 feet; thence S.21°47'31"E. 5.26 feet to a point of curvature of a curve to the left with a radius of 227.23 feet; thence along said curve with an arc length of 7.80 feet, chord bears S.62°10'42"W. 7.79 feet; to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The perpetual easement is only transferrable to the United States of America and its assigns.

The above described easement contains 349 square feet in area or 0.008 acres.

(Note: Above bearings equal NAD83 Highway bearings)

Grantee at all times agrees and abides by the provisions of the Protection Criteria, designated in Exhibit A, attached hereto, and by this reference made a part hereof.

ALSO:

Beginning at a point in the northerly boundary of an existing easement recorded October 20, 1959 as Entry No. 195053 Book 173 Page 241 in favor of the United States of America, in the office of the Davis County Recorder which point is 637.49 feet N.00°45'36"E. along the section line and 177.35 feet West from the Southeast corner of said Section 11; and running thence N.89°53'00"W. 11.69 feet along said northerly boundary line; thence N.16°31'20"W. 101.79 feet to a point of curvature of a curve to the right with a radius of 249.55 feet; thence along said curve with an arc length of 57.16 feet, chord bears N.09°57'37"W. 57.04 feet; thence S.19°39'24"E. 129.19 feet; thence S.12°22'25"E. 32.90 feet to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The perpetual easement is only transferrable to the United States of America and its assigns.

The above described easement contains 1,562 square feet in area or 0.036 acre.

(Note: Above bearings equal NAD83 Highway bearings)

Grantee at all times agrees and abides by the provisions of the Protection Criteria, designated in Exhibit A, attached hereto, and by this reference made a part hereof.

The above combined easements contain 1,911 square feet in area or 0.044 acre.

STATE OF UTAH

)

Layton City

) ss.

COUNTY OF

)

\_\_\_\_\_

On the date first above written personally appeared before me,  
\_\_\_\_\_, who, being by me duly sworn, did say  
that he/she is the \_\_\_\_\_ of \_\_\_\_\_ Layton City \_\_\_\_\_,  
a municipal corporation of the State of Utah, and that the within and foregoing  
instrument was signed in behalf of said municipal corporation by authority of a  
resolution adopted at a regular meeting of the \_\_\_\_\_ held on the \_\_\_\_\_  
of \_\_\_\_\_ A.D. 20 \_\_\_\_\_, and said acknowledged to me that said municipal  
corporation executed the same.

\_\_\_\_\_  
Notary Public

Approved as to form:

J. Lynn Aphorne

EXHIBIT "A"

Protection Criteria

A. Surface structures that generally will be allowed to be constructed within United States rights-of-way include asphalt roadways, with no utilities within roadway, non-reinforced parking lots, curbs, gutters and sidewalks, walkways, driveways. However, where United States system pipe has specific maximum and minimum cover designation the special requirements for roadways, parking lots and driveways crossing over the pipe shall be obtained from the United States for the maximum allowable external loading or minimum cover. **HOWEVER, IT IS UNDERSTOOD THAT ALL SURFACE STRUCTURES SHALL BE ANALYZED AND CONSIDERED ON AN INDIVIDUAL BASIS.**

B. Structures that may not be constructed in, on, or along United States rights-of-way include but are not limited to, permanent structures such as retaining walls, block walls, buildings, garages, decks, carports, mobile homes with permanent foundations, swimming pools, block, cement, fences, or rock fences and walls as designated by the United States.

C. No trees or vines will be allowed within the rights-of-way of the United States.

D. All temporary or permanent changes in ground surfaces within United States rights-of-way are to be considered to be encroaching structures and must be handled as such. Earth fills and cuts on adjacent property shall not encroach onto United States rights-of-way without prior approval by the United States.

E. Existing gravity drainage of the United States rights-of-way must be maintained. No new concentration of surface or subsurface drainage may be directed onto or under the United States rights-of-way without adequate provision for removal of drainage water or adequate protection of the United States rights-of-way.

F. Prior to construction of any structure that encroaches within United States rights-of-way, an excavation must be made to determine the location of existing United States facilities. The excavation must be made by or in the presence of water users or the United States.

G. Any contractor or individual constructing improvements in, on, or along United States rights-of-way must limit his construction to the encroaching structure previously approved and construct the improvements strictly in accordance with plans or specifications.

H. The ground surfaces within United States rights-of-way must be restored to a condition equal to that which existed before the encroachment work began or as shown on the approved plans or specifications.

I. The owner of newly constructed facilities that encroach on United States rights-of-way shall notify the United States and/or the Weber Basin Water Conservancy District (WBWCD) upon completion of construction and shall provide the WBWCD with one copy and the United States with two copies of as-built drawings showing actual improvements in, on, or along the rights-of-way.

J. Except in case of ordinary maintenance and emergency repairs, an owner of encroaching facilities shall give the United States and WBWCD at least 10 days' notice in writing before entering upon United States rights-of-way for the purpose of reconstructing, repairing, or removing the encroaching structure or performing any work on or in connection with the operation of the encroaching structure.

K. If unusual conditions are proposed for the encroaching structure or unusual field conditions within United States rights-of-way are encountered, the United States reserves the right to impose more stringent criteria than those prescribed herein.

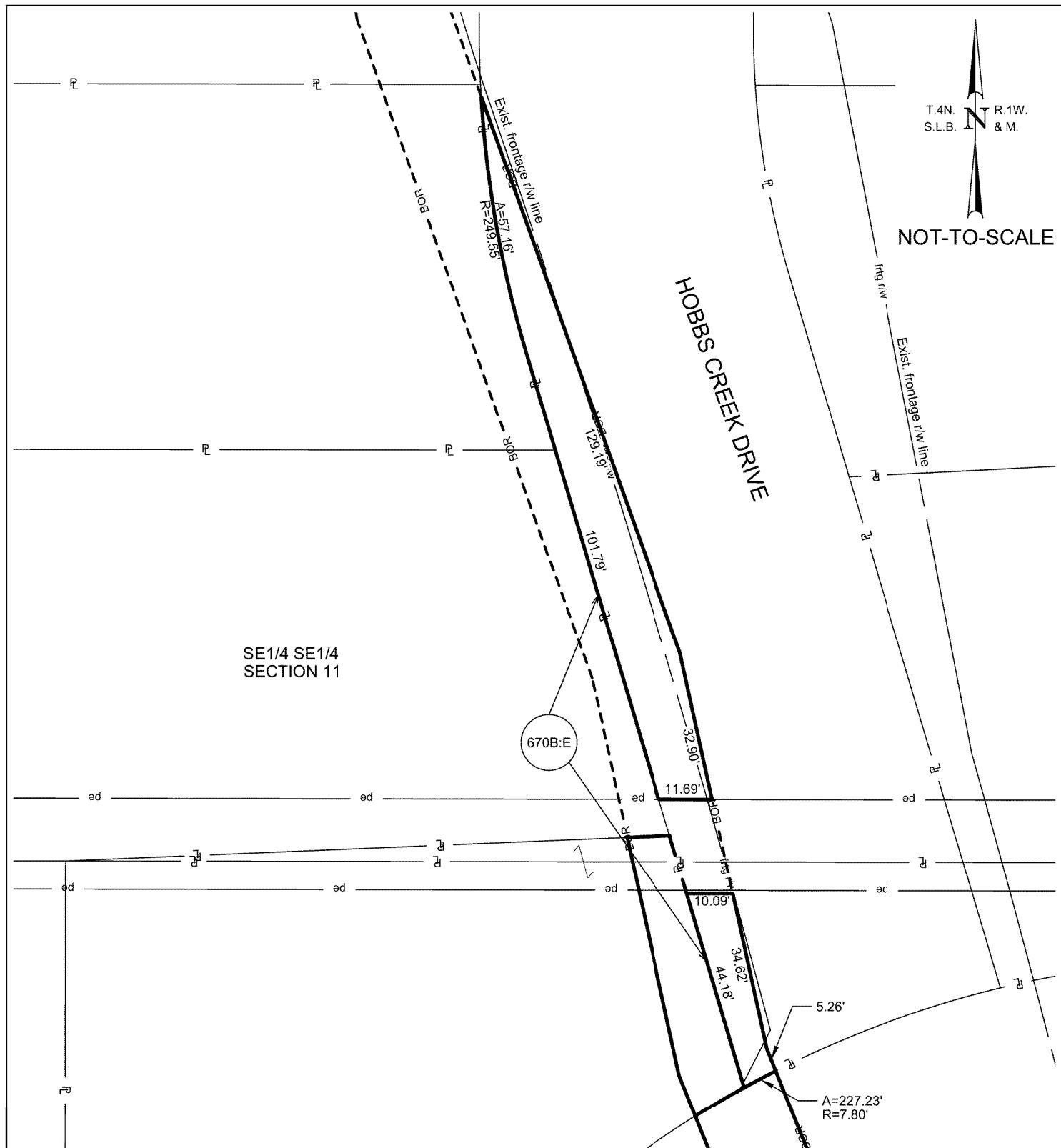
L. All backfill material within United States rights-of-way shall be compacted to 90 percent of maximum density unless otherwise shown. Mechanical compaction shall not be allowed within 6 inches of the projects works whenever possible. In no case will mechanical compaction using heavy equipment be allowed over the project works or within 18 inches horizontally of the projects works.

M. That the backfilling of any excavation or around any structure within the United States rights-of-way shall be compacted in layers not exceeding 6 inches thick to the following requirements: (1) cohesive soils to 95 percent maximum density specified by ASTM Part 19, D-698, method A; (2) noncohesive soils to 70 percent relative density specified by ANSI/ASTM Part 19, d-2049, par. 7.1.2, wet method.

N. Any nonmetallic encroaching structure below ground level shall be accompanied with a metallic strip within the United States rights-of-way.

O. Owners of encroaching facilities shall notify the United States at (801) 379-1000 and/or the WBWCD at (801) 771-1677 at least forty-eight (48) hours in advance of commencing construction to permit inspection by the United States and/or the WBWCD.

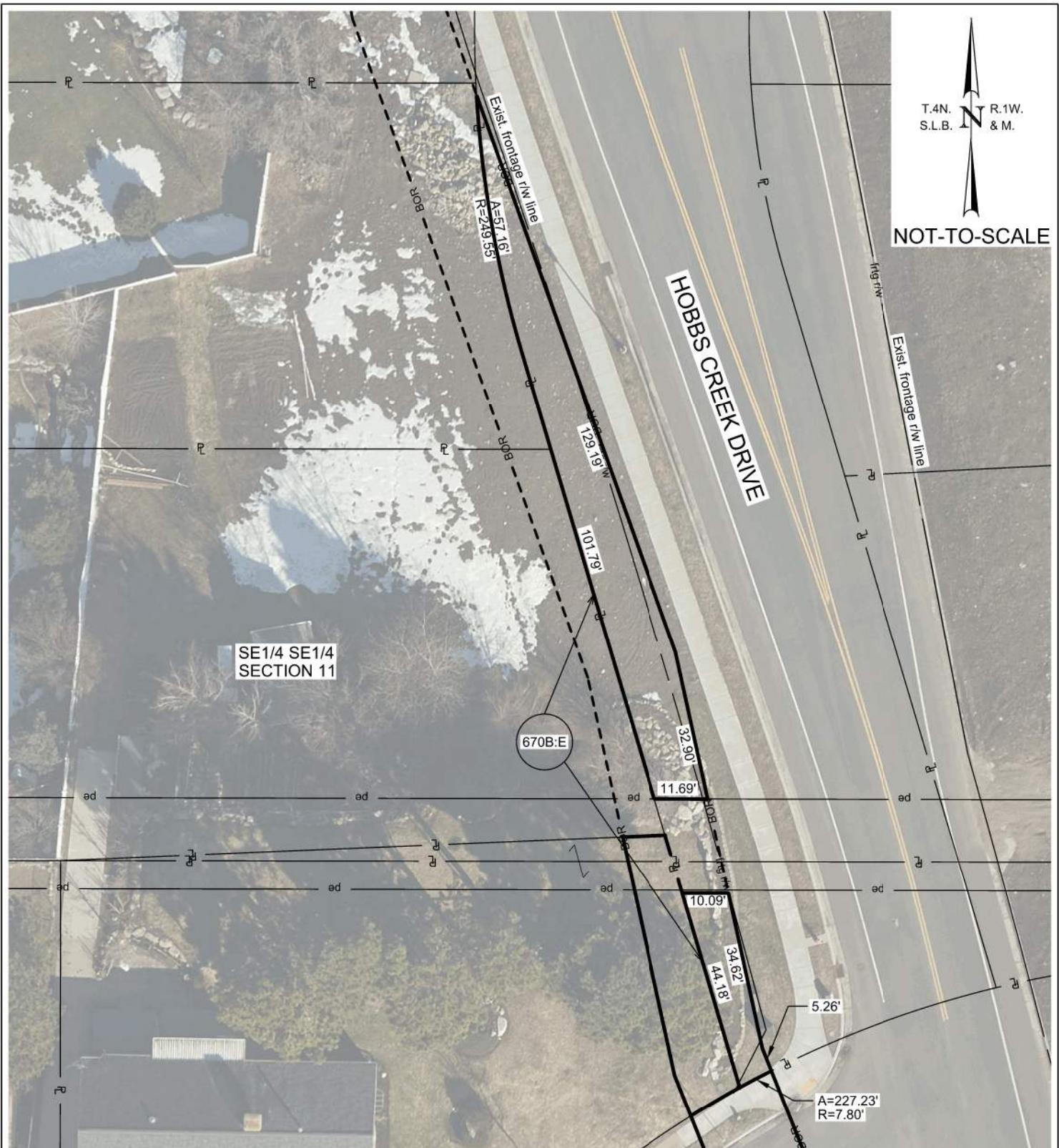
P. No use of United States lands or rights-of-way shall be permitted that involve the storage of hazardous material.



PARCEL NO.	OWNER	ACRES	SQ FT	EXIST. R/W AC. IN DEED	OWNERSHIP ACRES	REMAINING AC. LEFT	RIGHT
670B:E	LAYTON CITY	0.044	1,911			PERPETUAL EASEMENT	

THIS EXHIBIT IS INTENDED TO BE USED FOR ILLUSTRATIVE PURPOSES AND AS A NEGOTIATION TOOL FOR THE DEED IT IS ATTACHED TO ONLY.  
THIS EXHIBIT DOES NOT REPRESENT ANY FIELD SURVEY WORK OR THAT A RECORD OF SURVEY HAS BEEN FILED WITH THE RECORDER'S OR  
SURVEYOR'S OFFICE THAT THIS DOCUMENT IS OR MAY BE RECORDED IN.

SHEET NO. 670B-EXHIBIT		PARTIAL SUMMARY NO. 46P		PROPERTY OWNER:	LAYTON CITY
PROJECT	US-89			PROPERTY ADDRESS: APPROX. 2130 NORTH 2900 EAST, LAYTON	
	FARMINGTON TO I-84			<b>UTAH DEPARTMENT OF TRANSPORTATION</b>	
PROJECT NUMBER	S-0089(406)398	PIN	13821		



PARCEL NO.	OWNER	ACRES	SQ FT	EXIST. R/W AC. IN DEED	OWNERSHIP ACRES	REMAINING AC. LEFT	RIGHT
670B:E	LAYTON CITY	0.044	1,911				PERPETUAL EASEMENT

THIS EXHIBIT IS INTENDED TO BE USED FOR ILLUSTRATIVE PURPOSES AND AS A NEGOTIATION TOOL FOR THE DEED IT IS ATTACHED TO ONLY.  
THIS EXHIBIT DOES NOT REPRESENT ANY FIELD SURVEY WORK OR THAT A RECORD OF SURVEY HAS BEEN FILED WITH THE RECORDER'S OR SURVEYOR'S OFFICE THAT THIS DOCUMENT IS OR MAY BE RECORDED IN.

SHEET NO.	670B-EXHIBIT	PARTIAL SUMMARY NO.	46P	PROPERTY OWNER:	LAYTON CITY
PROJECT	US-89	PROPERTY ADDRESS:	APPROX. 2130 NORTH 2900 EAST, LAYTON		
	FARMINGTON TO I-84			UTAH DEPARTMENT OF TRANSPORTATION	
PROJECT NUMBER	S-0089(406)398	PIN	13821		HORROCKS

# OWNERSHIP RECORD

Title by: MRH

Date: July 2024

County: Davis County

Parcel No.: 0089:670B

Type Ownership: Government

Tax ID No.: N/A (Part of a city street)

Project No.: S-0089(406)398

PIN No.: 13821

Recorded Owners: Layton City

Address: 437 North Wasatch Drive, Layton, Utah 84041

Property Address: Approx. 2130 North 2900 East, Layton, Utah 84040

Entry No.	Book	Page	Type Instr.	Date Signed	Date Recorded
1130391	1779	506	Subdivision Plat	09 Jun 1994	13 Jul 1994

Description:

2900 East Street as shown on Antelope Estates Subdivision Phase-1, according to the official plat thereof, recorded July 13, 1994, as Entry No. 1130391 in Book 1779 at Page 506 in the office of the Davis County Recorder, situate in the SE1/4 SE1/4 of Section 11, Township 4 North, Range 1 West, Salt Lake Base and Meridian.

Calculated area: Incalculable

Grantor: Dale P Redd Trustee, Spencer J Klomp, Spencer F. Klomp, Dale Redd, Maurine J. Redd, trustee, Kathleen L Klomp, Janice G Klomp



SE 1/4 SECTION 11 TP 4N RW

## SALT LAKE MERIDIAN

PREFIX 09-062  
LAST No. 0037

SCALE 200 FEET = ONE INCH

## SALT LAKE MERIDIAN

9 Weber Basin Water Conserv  
10- See 09-072.

- 1- Layton City
- 2-
- 3- Layton City
- 4-
- 5- Ivory & Co.
- 6- Dana Hecker
- 7-
- 8- LAYTON CITY

SEE 09-059  
SEE 09-073  
0003

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Right of Way, Fourth Floor  
Box 148420  
Salt Lake City, Utah 84114-8420

## Perpetual Easement

(CITY)  
Davis County

Agreement No. 20-LM-40-506790  
Tax ID No. N/A (Part of a City Street)  
PIN No. 13821  
Project No. S-0089(406)398  
Parcel No. 0089:663F:E

Layton City, a municipal corporation of the State of Utah, Grantor, hereby GRANTS and CONVEYS to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described easement in Davis County, State of Utah, to-wit:

A transferrable perpetual easement upon part of the city street known as 2100 North as shown on Dreams End Subdivision, according to the official plat thereof, recorded May 09, 1980, as Entry No. 564418 in Book 824 at Page 94 in the office of the Davis County Recorder, situate in the SE1/4 SE1/4 of Section 11, Township 4 North, Range 1 West, Salt Lake Base and Meridian, to lay, construct, re-construct, operate and maintain an underground water pipeline or pipelines and appurtenant structures, on, over and through said part of an entire tract. The boundaries of said easement are described as follows:

Beginning in the northerly right of way line of said 2100 North Street at a point 577.31 feet N.00°29'00"E. along the Section line and 162.63 feet West from the Southeast corner of said Section 11; and running thence S.22°04'07"E. 50.24 feet to the southerly right of way line of said 2100 North Street at the point of curvature of a curve to the left with a radius of 177.23 feet; thence along said curve with an arc length of 20.31 feet, chord bears S.58°11'03"W. 20.30 feet; thence N.22°04'07"W. 51.00 feet to said northerly right of way line at a point of curvature of a curve to the right with a radius of 227.23 feet; thence along said curve with an arc length of 20.19 feet, chord

bears N.60°19'59"E. 20.18 feet to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The perpetual easement is only transferrable to the United States of America and its assigns.

The above described easement contains 1,012 square feet in area or 0.023 acre.

(Note: Rotate above bearings 0°16'36" clockwise to equal NAD83 Highway bearings)

Grantee at all times agrees and abides by the provisions of the Protection Criteria, designated in Exhibit A, attached hereto, and by this reference made a part hereof.

STATE OF UTAH ) \_\_\_\_\_ Layton City \_\_\_\_\_  
 ) ss.  
COUNTY OF )  
 \_\_\_\_\_

On the date first above written personally appeared before me,  
\_\_\_\_\_, who, being by me duly sworn, did say  
that he/she is the \_\_\_\_\_ of \_\_\_\_\_ Layton City \_\_\_\_\_, a municipal  
corporation of the State of Utah, and that the within and foregoing instrument was  
signed in behalf of said municipal corporation by authority of a resolution adopted at a  
regular meeting of the \_\_\_\_\_ held on the \_\_\_\_\_ of \_\_\_\_\_  
A.D. 20 \_\_\_\_, and said acknowledged to me that said municipal corporation executed  
the same.

\_\_\_\_\_  
Notary Public

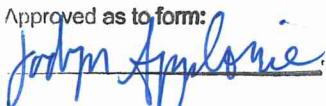
Approved as to form:  


EXHIBIT "A"

Protection Criteria

A. Surface structures that generally will be allowed to be constructed within United States rights-of-way include asphalt roadways, with no utilities within roadway, non-reinforced parking lots, curbs, gutters and sidewalks, walkways, driveways. However, where United States system pipe has specific maximum and minimum cover designation the special requirements for roadways, parking lots and driveways crossing over the pipe shall be obtained from the United States for the maximum allowable external loading or minimum cover. **HOWEVER, IT IS UNDERSTOOD THAT ALL SURFACE STRUCTURES SHALL BE ANALYZED AND CONSIDERED ON AN INDIVIDUAL BASIS.**

B. Structures that may not be constructed in, on, or along United States rights-of-way include but are not limited to, permanent structures such as retaining walls, block walls, buildings, garages, decks, carports, mobile homes with permanent foundations, swimming pools, block, cement, fences, or rock fences and walls as designated by the United States.

C. No trees or vines will be allowed within the rights-of-way of the United States.

D. All temporary or permanent changes in ground surfaces within United States rights-of-way are to be considered to be encroaching structures and must be handled as such. Earth fills and cuts on adjacent property shall not encroach onto United States rights-of-way without prior approval by the United States.

E. Existing gravity drainage of the United States rights-of-way must be maintained. No new concentration of surface or subsurface drainage may be directed onto or under the United States rights-of-way without adequate provision for removal of drainage water or adequate protection of the United States rights-of-way.

F. Prior to construction of any structure that encroaches within United States rights-of-way, an excavation must be made to determine the location of existing United States facilities. The excavation must be made by or in the presence of water users or the United States.

G. Any contractor or individual constructing improvements in, on, or along United States rights-of-way must limit his construction to the encroaching structure previously approved and construct the improvements strictly in accordance with plans or specifications.

H. The ground surfaces within United States rights-of-way must be restored to a condition equal to that which existed before the encroachment work began or as shown on the approved plans or specifications.

I. The owner of newly constructed facilities that encroach on United States rights-of-way shall notify the United States and/or the Weber Basin Water Conservancy District (WBWCD) upon completion of construction and shall provide the WBWCD with one copy and the United States with two copies of as-built drawings showing actual improvements in, on, or along the rights-of-way.

J. Except in case of ordinary maintenance and emergency repairs, an owner of encroaching facilities shall give the United States and WBWCD at least 10 days' notice in writing before entering upon United States rights-of-way for the purpose of reconstructing, repairing, or removing the encroaching structure or performing any work on or in connection with the operation of the encroaching structure.

K. If unusual conditions are proposed for the encroaching structure or unusual field conditions within United States rights-of-way are encountered, the United States reserves the right to impose more stringent criteria than those prescribed herein.

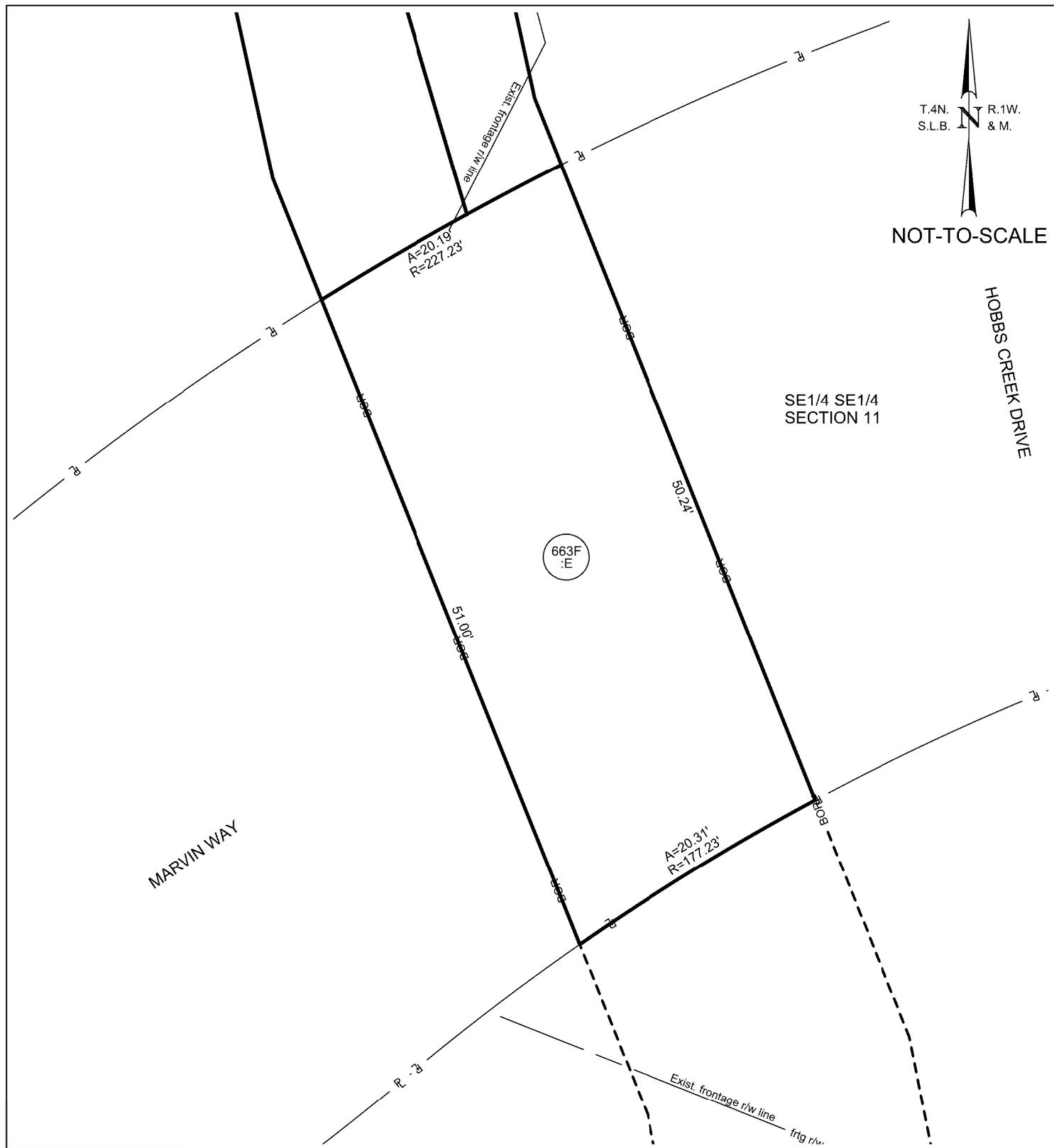
L. All backfill material within United States rights-of-way shall be compacted to 90 percent of maximum density unless otherwise shown. Mechanical compaction shall not be allowed within 6 inches of the projects works whenever possible. In no case will mechanical compaction using heavy equipment be allowed over the project works or within 18 inches horizontally of the projects works.

M. That the backfilling of any excavation or around any structure within the United States rights-of-way shall be compacted in layers not exceeding 6 inches thick to the following requirements: (1) cohesive soils to 95 percent maximum density specified by ASTM Part 19, D-698, method A; (2) noncohesive soils to 70 percent relative density specified by ANSI/ASTM Part 19, d-2049, par. 7.1.2, wet method.

N. Any nonmetallic encroaching structure below ground level shall be accompanied with a metallic strip within the United States rights-of-way.

O. Owners of encroaching facilities shall notify the United States at (801) 379-1000 and/or the WBWCD at (801) 771-1677 at least forty-eight (48) hours in advance of commencing construction to permit inspection by the United States and/or the WBWCD.

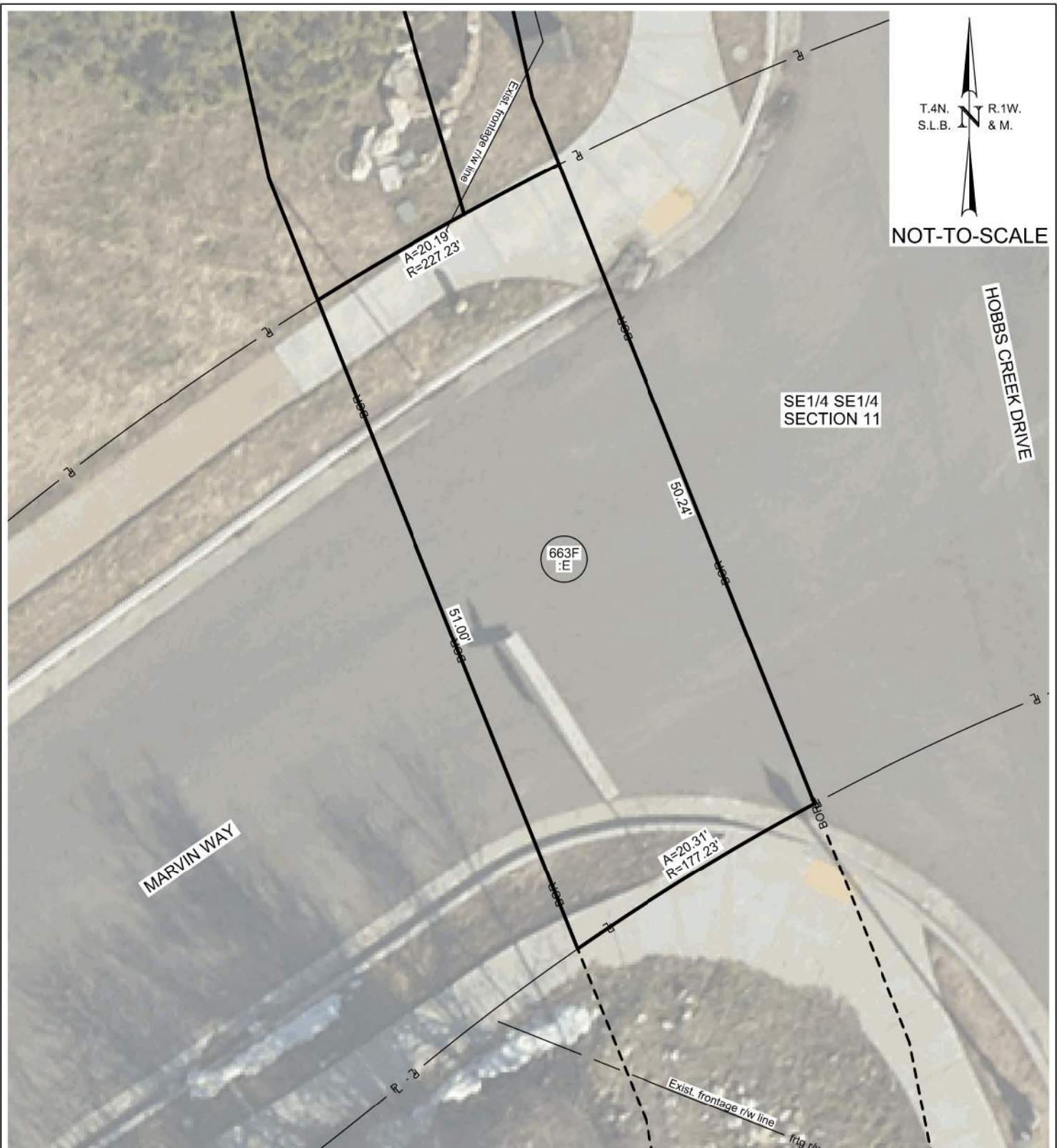
P. No use of United States lands or rights-of-way shall be permitted that involve the storage of hazardous material.



PARCEL NO.	OWNER	ACRES	SQ FT	EXIST. R/W AC. IN DEED	OWNERSHIP ACRES	REMAINING AC. LEFT	RIGHT
663F:E	LAYTON CITY	0.023	1,012				PERPETUAL EASEMENT

THIS EXHIBIT IS INTENDED TO BE USED FOR ILLUSTRATIVE PURPOSES AND AS A NEGOTIATION TOOL FOR THE DEED IT IS ATTACHED TO ONLY.  
 THIS EXHIBIT DOES NOT REPRESENT ANY FIELD SURVEY WORK OR THAT A RECORD OF SURVEY HAS BEEN FILED WITH THE RECORDER'S OR SURVEYOR'S OFFICE THAT THIS DOCUMENT IS OR MAY BE RECORDED IN.

SHEET NO.	663F-EXHIBIT	PARTIAL SUMMARY NO.	46P	PROPERTY OWNER:	LAYTON CITY				
PROJECT	US-89		PROPERTY ADDRESS:			APPROX. 2100 NORTH 2900 EAST, LAYTON			
FARMINGTON TO I-84			UTAH DEPARTMENT OF TRANSPORTATION						
PROJECT NUMBER	S-0089(406)398	PIN	13821	HORROCKS					



PARCEL NO.	OWNER	ACRES	SQ FT	EXIST. R/W AC. IN DEED	OWNERSHIP ACRES	REMAINING AC. LEFT	RIGHT	PERPETUAL EASEMENT
663F:E	LAYTON CITY	0.023	1,012					

THIS EXHIBIT IS INTENDED TO BE USED FOR ILLUSTRATIVE PURPOSES AND AS A NEGOTIATION TOOL FOR THE DEED IT IS ATTACHED TO ONLY.  
THIS EXHIBIT DOES NOT REPRESENT ANY FIELD SURVEY WORK OR THAT A RECORD OF SURVEY HAS BEEN FILED WITH THE RECORDER'S OR SURVEYOR'S OFFICE THAT THIS DOCUMENT IS OR MAY BE RECORDED IN.

SHEET NO.	663F-EXHIBIT	PARTIAL SUMMARY NO.	46P	PROPERTY OWNER:	LAYTON CITY
PROJECT	US-89	PROPERTY ADDRESS:	APPROX. 2100 NORTH 2900 EAST, LAYTON		
	FARMINGTON TO I-84			UTAH DEPARTMENT OF TRANSPORTATION	
PROJECT NUMBER	S-0089(406)398	PIN	13821		HORROCKS

# OWNERSHIP RECORD

Title by: MRH

Date: July 2023

County: Davis

Parcel No.: 0089:663F

Type Ownership: Government

Tax ID No.: N/A (Part of a city street)

Project No.: S-0089(406)398

PIN No.: 13821

Recorded Owners: Layton City

Address: 437 North Wasatch Drive, Layton, Utah 84041

Property Address: Approx. 2100 North 2900 East, Layton, Utah 84040

Entry No.	Book	Page	Type Instr.	Date Signed	Date Recorded
564418	824	94	Subdivision Plat	17 Jan 1980	09 May 1980

Description:

2100 North Street as shown on Dreams End Subdivision, according to the official plat thereof, recorded May 09, 1980, as Entry No. 564418 in Book 824 at Page 94 in the office of the Davis County Recorder, situate in the SE1/4 SE1/4 of Section 11, Township 4 North, Range 1 West, Salt Lake Base and Meridian.

Calculated area: Incalculable

Grantor: Leona Hackmeister

