

**RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:**

Town of Bluff
PO Box 324
Bluff, Utah 84512

QUITCLAIM DEED

SAN JUAN COUNTY, A UTAH BODY PUBLIC, GRANTOR, whose address is P.O. Box 9, Monticello, Utah 84535, hereby quitclaims to the Town of Bluff, A Utah Body Public, whose address is PO Box 324, Bluff, Utah 84512, GRANTEE, for good and valuable consideration, that certain real property of certain alleyways in the Bluff Township limits, San Juan County, State of Utah, more particularly all of the alleys and the boundary buffer in the Cottonwood Addition Subdivision, Town of Bluff, Utah, Township 40 South, Range 21 East, Sections 25 and 26 of the Salt Lake Meridian as further described in Exhibit A and as indicated on the following parcel display on Exhibit B as attached.

Dated this _____ day of _____, 2021

By: _____
Willie Grayeyes, San Juan County Chair, Grantor

State of Utah)
 :SS
County of San Juan)

On this _____ day of _____, 2021, before me, a Notary Public in and for the State of Utah, personally appeared Willie Grayeyes, who states that he was acting in the capacity of the Chairman of the San Juan County Commission and that he executed the foregoing instrument in behalf of said entity.

Notary Public

EXHIBIT A

Property Description for Alleys in the Cottonwood Addition Subdivision Town of Bluff, Utah - T40S, R21E, Sections 25 & 26, Salt Lake Meridian

All of the alleys and the boundary buffer in the Cottonwood Addition Subdivision, Town of Bluff Utah, Township 40 South, Range 21 East, Sections 25 and 26 of the Salt Lake Meridian. Said alleys and buffer were included in the Cottonwood Subdivision which was surveyed and platted by George H. Newell in 1957, approved by the San Juan County Commission on August 06, 1957 and recorded as Entry R-8352 in the office of the San Juan County Recorder on August 07, 1957 as a dedicated, legal subdivision. A copy of which is attached hereto.

Excepting therefrom, the following which were conveyed by quit claim deed or ordinance from 1997 through 2019 and extracted from Official Entry's located in the Office of the San Juan County Recorder:

And All oil, gas and other minerals and mineral rights.

Subject to all easements, reservations and restrictions however evidenced.

An alleyway 20 feet wide running East and West and on the North side of Block 2, of the Cottonwood Addition, Bluff, Utah. As shown on the official plat on file in the office of the San Juan County Recorder.

(Entry #158686)

The North 10 feet of the 20 feet wide alleyway running East and West through the middle of Block 2 of the Cottonwood Addition, Bluff, Utah. As shown on the official plat on file in the office of the San Juan County Recorder. (Entry #158686)

The South 10 feet of the 20 feet wide alleyway running East and West through the middle of Block 2, between Lots 4 through 6 and 7 through 9 of the Cottonwood Addition, Bluff, Utah, as shown on the official plat on file in the office of the San Juan County Recorder. (Entry #158687)

An alley 20 feet wide running east and west through the middle of Block 7, separating Lots 1, 2, 3, 10, 11, and 12, Cottonwood Addition, Bluff Town site, as shown on the official plat recorded in the office of the San Juan County Recorder. (Entry #068279)

An alley 20 feet wide running east and west through the middle of Block 7, separating Lots 4, 5, 6, 7, 8, and 9, Cottonwood Addition, Bluff town site, as shown on the official plat recorded in the office of the San Juan County Recorder. (Entry #068280)

The 20 foot wide alley running East and West through the middle of Block 12, COTTONWOOD ADDITION SUBDIVISION; according to the official plat thereof and more particularly described as follows:

Beginning at the Southeast corner of Lot 1, Block 12, COTTONWOOD ADDITION SUBDIVISION; and running thence southerly 20 feet more or less to the Northeast corner of Lot 18, Block 12, COTTONWOOD ADDITION SUBDIVISION; thence southerly along the North boundary of Lots 7-18, Block 12, COTTONWOOD ADDITION SUBDIVISION to the Northwest corner of Lot 7, Block 12, COTTONWOOD ADDITION SUBDIVISION; thence northerly 20 feet more or less to the Southwest corner of Lot 6, Block 12, COTTONWOOD ADDITION SUBDIVISION; thence northerly along the south boundary of Lots 1-6, Block 12, COTTONWOOD ADDITION SUBDIVISION to the point of beginning. (Entry #159414)

The 20 foot wide alley running East and West and adjacent to the north line of Blocks 11 and 12, COTTONWOOD ADDITION SUBDIVISION, according to the official plat thereof, and more particularly described as follows:

Beginning at the Northeast corner of Lot 1, Block 11, COTTONWOOD ADDITION SUBDIVISION; and running thence westerly along the north line of Lots 1-6, Block 11 and Lots 1-6, Block 12, COTTONWOOD ADDITION SUBDIVISION to the Northwest corner of Lot 6, Block 12, COTTONWOOD ADDITION SUBDIVISION; thence northerly 20 feet more or less, to the south line of the San Juan County School District parcel (the "SCHOOL DISTRICT PARCEL") described in the Special Warranty Deed, dated October 23, 2018, and recorded October 24, 2018, in Book 1031 at page 890, Entry No. 158768; thence easterly along the south boundary of the SCHOOL DISTRICT PARCEL and the extension thereof to the northeast corner of the COTTONWOOD ADDITION SUBDIVISION; thence Southerly along the east boundary of the COTTONWOOD ADDITION SUBDIVISION 20 feet; thence westerly 20 feet more or less to the point of beginning. (Entry #159414)

Beginning at the Southeast corner of Lot 18, Block 11, COTTONWOOD ADDITION SUBDIVISION and running thence Northerly along the east line of Block 11 COTTONWOOD ADDITION SUBDIVISION to the Northeast corner of Lot 1, Block 11 COTTONWOOD ADDITION SUBDIVISION; thence, easterly 20 feet to the east boundary line of the COTTONWOOD ADDITION SUBDIVISION; thence southerly along the east boundary line of the COTTONWOOD ADDITION SUBDIVISION to a point which is easterly 20 feet from the point of beginning; thence westerly 20 feet more or less to the point of beginning. (Entry #159414)

Beginning at the Northwest corner of Lot 6, Block 11, COTTONWOOD ADDITION SUBDIVISION; and running thence southerly along the west line of Block 11 to the Southwest corner of Lot 7, Block 11, COTTONWOOD ADDITION SUBDIVISION; thence westerly to the

Southeast corner of Lot 18, Block 12, COTTONWOOD ADDITION SUBDIVISION; thence northerly along the east boundary of Block 12, COTTONWOOD ADDITION SUBDIVISION to the Northeast corner of Lot 1, Block 12, COTTONWOOD ADDITION SUBDIVISION; thence northeasterly to the point of beginning. (Entry #159414)

Beginning at the southwest corner of Lot 7, Block 14, COTTONWOOD ADDITION SUBDIVISION; and running thence northerly 280 feet more or less along the west line of Block 12 and the northerly extension thereof to a point on the south line of the San Juan County School District parcel (the "SCHOOL DISTRICT PARCEL") described in the Special Warranty Deed, dated October 23, 2018, and recorded October 24, 2018; in Book 1031 at page 890, Entry No. 158768, which is also the North line of the COTTONWOOD ADDITION SUBDIVISION (as monumented), thence westerly 40.00 feet along the north line of said COTTONWOOD ADDITION SUBDIVISION, thence southerly 280.00 feet and parallel with the west line of said Block 12, thence easterly 40.00 feet more or less to the point of beginning. (Entry #159464)

The north 10 feet of the 20 foot right of way running east and west through the middle of Block 15, south of Lots 1, 2, and 3, Cottonwood Addition, Bluff Town site, as shown on the official plat recorded in the office of the San Juan County Recorder. (Entry #068276)

The north 10 feet of the 20 foot right of way running east and west through the middle of Block 15, south of Lots 4, 5, and 6, Cottonwood Addition, Bluff Town site, as shown on the official plat recorded in the office of the San Juan County Recorder. (Entry #068277)

The south 10 feet of the 20 foot right of way running east and west through the middle of Block 15, north of Lots 7, 8, 9, 10, 11 and 12, Cottonwood Addition, Bluff Town site as shown on the official plat recorded in the office of the San Juan County Recorder. (Entry #068278)

An alley 20 feet wide running east and west through the middle of Block 18, separated by Lots 1 through 12 on the north portion of the properties and Lots 13 and 18 on the southern portion of the properties in Block 18, Cottonwood Addition, Bluff Town site, as shown on the official plat recorded in the office of San Juan County Recorder. (1K002282) (Entry #1K003440)

A portion of the 20 feet wide alley located West of Lot 12 and Lot 13, Block 18, COTTONWOOD ADDITION, more particularly described as follows:
Beginning at 63.64 feet North of the SW corner of Lot 12, Block 18, COTTONWOOD ADDITION, and running thence South 183.64 feet to the SW corner of Lot 13, Block 18; thence West 20 feet; thence North 175.64 feet; thence northeasterly to the point of beginning. (Entry #069749)

Beginning at the SW corner of Block 18, COTTONWOOD ADDITION, running thence N85°40'24"E 120 feet to the SE corner of Lot 14, Block 18; thence S4°19'36"E 60 feet; thence S85°40'24"W 140 feet; thence N4°19'36"W 60 feet; thence N85°40'24"E 20 feet to the point of the beginning. (Entry #069749)

Beginning at the SW corner of Lot 6, Block 28, COTTONWOOD ADDITION, and running thence N85°39'02"E 210 feet; thence S04°20'58"E 20 feet; thence S85°39'02"W 230 feet; thence N04°20'58"W 20 feet; thence N85°39'02"E 20 feet to the point of beginning. (Entry #118993)

A tract of land within the existing roadway of the Cottonwood Subdivision in Bluff, Utah, within Section 26, Township 40 South, Range 21 East, SLB&M, County of San Juan, State of Utah, more particularly described as follows;

Beginning at the southeast corner of Lot 18, Block 18 of said Cottonwood Subdivision; thence S04°00'00"E 60.00 feet to the northeast corner of Lot 1, Block 28, thence S86°00'00"W 120.00 feet to the northwest corner of Lot 2, Block 28, thence N04°00'00"W 60.00 feet to the southwest corner of Lot 17, Block 18, thence N86°00'00"E 120.00 feet to the point of beginning, containing 0.17 acres more or less. (Entry #125153)

A tract of land within the existing roadway of Cottonwood Addition Subdivision in Bluff, Utah, within

Section 26, Township 40 South, Range 21 East SLB&M, County of San Juan, State of Utah, more

particularly described as follows:

Beginning at the southeast corner of Lot 1, Block 19 of said Cottonwood Addition Subdivision, thence

S04° 00' 00"E 10.00 feet, thence S86°00'00"W 360.00 feet, thence N04°00'00"W 10.00 feet to the southwest corner of Lot 12; Block 19, thence N86°00'00"E 360.00 feet to the point of beginning. (Entry #158689)

A tract of land within Block 19 of the Cottonwood Addition Subdivision within Section 26, Township 40 South, Range 21 East, SLB&M, more particularly described as follows:

Beginning at the southeast corner of Lot 1, Block 19 of said Cottonwood Addition Subdivision; thence

South 04°00'00" East 10.00 feet, thence South 86°00'00" West 360.00 feet, thence North 04°00'00" West 10.00 feet to the southwest corner of Lot 12, Block 19, thence North 04°00'00" West 150.00 feet to the northwest corner of said Block 19, thence North 86°00'00" East 360.00 feet to the northeast corner of said Block 19, thence S04°00'00"E 150.00 feet to the point of beginning. (Entry #161036)

A portion of the 20 feet wide alley located West of Lot 6, Block 28, COTTONWOOD ADDITION, more particularly described as follows:

Beginning at the SW corner of Lot 6, Block 28, COTTONWOOD ADDITION, and running thence North 100 feet; thence West 20 feet; thence South 100 feet; thence East 20 feet to the point of beginning. (Entry #069749)

A portion of the 60 foot wide roadway between Blocks 18 and 28 located in the Cottonwood Addition, Section 26, T40S, R21E, SLB&M.

Beginning at the NW corner of Lot 4, Block 28, COTTONWOOD ADDITION, running thence N85°39'02"E 120 feet; thence N04°20'58"W 60 feet; thence S85°39'02"W 120 feet; thence S04°20'58"E 60 feet to the point of beginning. (Entry #123132)

A tract of land within the existing roadway of the Cottonwood Subdivision in Bluff, Utah, within Section 26, Township 40 South, Range 21 East, SLB&M, County of San Juan, State of Utah, more particularly described as follows:

Beginning at the southeast corner of Lot 1, Block 28 of said Cottonwood Subdivision; thence S04°00'00"E 20.00 feet to the northeast corner of Lot 12, Block 28, thence S86°00'00"W 150.00 feet to a point on the north line of Lot 10, Block 28 and the southeast corner of the Sharieff tract of land described in a quit claim deed and recorded in Book 959 Page 702, thence N04°00'00"W 20.00 feet to the northeast corner of said Sharieff Tract and a point on the south line of Lot 3, Block 28, thence N86°00'00"E 150.00 feet to the point of beginning, containing 0.07 acres more or less. (Entry #125153)

A 20 foot alley running east and west through the middle of Lots 1 and 12 of Block 29, Cottonwood Addition Subdivision, Bluff Town site. (Entry #063893)

An alley 20 feet wide running east and west through the middle of Block 29, separated by Lots 7-9 on the south portion of the property and Lots 4-6 on the northern portion of the property in Block 29, Cottonwood Addition, Bluff Town site, as shown on the official plat recorded in the office of San Juan County Recorder. (Entry #125628)

The alleyway 20 feet wide running East and West through the middle of Block 30 and between Lots 1 through 2 and 11 through 12 of the Cottonwood Addition, Bluff, Utah, As shown on the official plat on file in the office of the San Juan County Recorder. (Entry #158688)

The North 10 feet of the 20 feet wide alleyway running East and West through the middle of Block 30 between Lots 3 through 6 and 7 through 10 of the Cottonwood Addition, Bluff, Utah. As shown on the official plat on file in the office of the San Juan County Recorder. (Entry #158688)

An alley 20 feet wide, running east and west through the middle of Block 32, separating Lots 6 and 7, Cottonwood Addition, Bluff Town site. (Entry #067057)

The south 10 feet of the 20 foot wide alley running east and west through the middle of Block 32 north of Lot 8, Cottonwood Addition, Bluff Town site. (Entry #067057)

An alley 20 feet wide running east and west, south of Lots 7 and 8 of Block 32, Cottonwood Addition, Bluff Town site, as shown on the official plat recorded in the office of the San Juan County Recorder. (Entry #067057)

The south 10 feet of the 20 foot wide alley running east and west through the middle of Block 32, north of Lot 9, 10, 11 and 12, Cottonwood Addition, Bluff Town site. (Entry #067058)

An alley 20 feet wide running east and west, south of Lots 9, 10, 11 and 12 of Block 32, Cottonwood Addition, Bluff Town site, as shown on the official plat recorded in the office of the San Juan County Recorder. (Entry #067058)

