

WHY IS THERE A DISPUTE TODAY?

In October of 2020, PacifiCorp (Utah Power & Light) donated 22.6 acres to the Southwest Wildlife Foundation for "maintaining a wildlife center that will be open and available to the general public..."

WHEN RECORDED, RETURN TO:
PacifiCorp Properties Department
c/o Lorrie Hoggan
1407 West North Temple
Salt Lake City, Utah 84140

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QUIT CLAIM DEED

PATSY CUTLER - IRON COUNTY RECORDER
2000 OCT 17 14:26 PM FEE \$14.00 BY DBJ
REQUEST: CEDAR LAND TITLE INC

Recitals

WHEREAS, PacifiCorp, an Oregon corporation d.b.a. Utah Power & Light Company (hereinafter "Grantor") owns that certain parcel of property in Iron County, State of Utah (hereinafter the "Property"), as more particularly described in Exhibit A, which is attached to and incorporated herein by reference.

WHEREAS, the Southwest Wildlife Foundation, a nonprofit corporation (hereinafter "Grantee") desires to use and develop the Property for the purpose of creating and maintaining a wildlife center that will be open and available to the general public for wildlife education and observation, the viewing of wildlife, and for the rehabilitation of wildlife in accordance with applicable state and federal laws (collectively "Permitted Uses").

NOW THEREFORE, for good and valuable and consideration, the receipt and sufficiency of which is hereby acknowledged and received, Grantor hereby quit claims to Grantee all of Grantor's right, title and interest in and to the described Property, subject to the condition that the Property will be developed for the benefit of and shall remain open to the general public and shall be utilized by Grantee solely for the Permitted Uses as expressed herein above. In the event the Property is not used for the benefit of the general public or the Permitted Uses as expressed herein above, Grantor shall have the right to enter and terminate the estate hereby conveyed; provided only that Grantor shall give Grantee thirty (30) days written notice of its intent to exercise such power of termination.

IN WITNESS WHEREOF, Grantor has caused its name to be hereunder subscribed as of this 17 day of October, 2000.

PACIFICORP, an Oregon corporation
d/b/a Utah Power and Light

By: 

Its: Executive Vice President

EXHIBIT A

A TRACT OF LAND SITUATE IN THE SE1/4 OF THE NE1/4 OF SECTION 13, T.36 S., R.11 W., S.L.M., & THE SW1/4 OF NW1/4 OF SECTION 18, T.36 S., R.10 W., S.L.M., DESCRIBED AS FOLLOWS:

Beginning at the west one quarter corner of Section 18, T.36 S., R.10 W., S.L.M., thence East 330 feet, thence North 934.8 feet, thence along the southerly right of way line of Utah State Highway 14 the following three courses; S.85°43'W. 254 feet, along a 716 foot radius curve to the left 241.0 feet (chord bears S.74°28'W. 239.8 feet) and S.64°30'W. 921.8 feet, thence South 453.0 feet, thence East 990 feet to the point of beginning; Containing 22.62 Acres, more or less.