WHEN RECORDED, MAIL TO: Utah Department of Transportation Right of Way, Fourth Floor Box 148420 Salt Lake City, Utah 84114-8420 12876138 10/29/2018 1:55:00 PM \$12.00 Book - 10725 Pg - 7098-7099 ADAM GARDINER Recorder, Salt Lake County, UT FIRST AMERICAN TITLE BY: eCASH, DEPUTY - EF 2 P.

## **Easement**

(Limited Liability Company)

Salt Lake County

Tax ID No. 14-35-228-029
1435-228-032
PIN No. 13149
Project No. S-0085(9)
Parcel No. 0085:9027:E

Hunter Park Plaza Limited Liability Company, Grantor(s), 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 <u>TEN (\$10.00)</u>, Dollars, and other good and valuable considerations, the following described easement in Salt Lake County, State of Utah, to-wit:

A temporary easement, upon part of an entire tract of property, situate in the NE1/4 NE1/4 of Section 35, T.1S., R.2W., S.L.B.&M., to facilitate the construction of roadway improvements, side treatments and appurtenant parts thereof and blending slopes, incident to the construction of the Mountain View Corridor known as Project No. S-0085(9). This easement shall commence upon the beginning of actual construction on the property and shall continue only until project construction on the property is complete, or for three (3) years, whichever first occurs. The easement shall be non-exclusive such that the Grantor may use the property at any time in a manner which does not interfere with construction activities. The boundaries of said part of an entire tract of land are described as follows:

Beginning at a point in the northerly boundary line of said entire tract, said point 215.00 feet S.00°12'50"W. along the section line and 67.50 feet N.89°35'10"W. from the Northeast Corner of said Section 35, said point is also approximately 67.50 feet perpendicularly distant westerly from the 5600 West Street Right of Way Control Line opposite engineer station 5606+65.44; and running thence S.00°12'50"W. 280.01 feet to the southerly boundary line of said entire tract; thence N.89°35'24"W. 10.00 feet along said southerly boundary line; thence N.00°12'50"E. 89.54 feet; thence S.89°47'10"E. 5.00 feet; thence N.00°12'50"E.

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PIN No. 13149 Project No. S-0085(9) Parcel No. 0085:9027:E

52.00 feet; thence N.89°47'10"W. 20.00 feet; thence N.00°12'50"E. 64.50 feet; thence S.89°47'10"E. 20.50 feet; thence N.00°12'50"E. 56.00 feet; thence N.89°47'10"W. 4.50 feet; thence N.00°12'50"E. 17.97 feet; thence S.89°35'10"E. 9.00 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 part of an entire tract of land contains 3,182 square feet or 0.073 acre in area, more or less.

(Note: Rotate all bearings in the above description 00°10'11" counter-clockwise to obtain highway bearings.)

IN WITNESS WHEREOF, said Hunter P	ark Plaza I	imited Liabili	ity Company	v. has cau	sed this
instrument to be executed by	its prope	r officers	thereunto		ıthorized,
uns 2 day or 3420000	, A.D. 201 <u>8</u> .				
STATE OF Utah	Hunter Park Plaza Limited Liability Company				
) ss.		Limite	d Liability Con	npany	
COUNTY OF Salt Lake	Ву _	West !	KM	for	
	•	6	Manager		
On the date first above  Neil K. Nixon	written	personally	appeared , who,	before being by	me, me duly
sworn, says that they are the Manager of H	unter Park F	Plaza Limited	Liability Con	npany, and	I that the
within and foregoing instrument was signed		of said compa	ny by author	ity of its A	rticles of
Organization, and said New K. Ni	Xan		_ acknowledg	ed to me	that said
company executed the same.			_		
WITNESS my hand and official stamp the dat	te in this certif	icate first abov	e written:		
		S. S. S.	MITCH H	OLLADAY	Ť
Mith Hollodon			Notary Public Comm: Exp.: /	State of Ut	ah  21
Notary Public	ı				ين

Prepared by: (RMB) Meridian Engineering, Inc. 17P - 2/26/2018

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