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BK 7314 PG 2471

E 3176108 B 7314 P 2471-2472  
RICHARD T. MAUGHAN  
DAVIS COUNTY, UTAH RECORDER  
7/30/2019 4:36:00 PM  
FEE \$40.00 Pgs: 2  
DEP eCASH REC'D FOR FIRST AMERICAN TITL

When recorded mail to:  
Syracuse City  
1979 West 1900 South  
Syracuse, UT 84075

Tax ID Number: 12-046-0141

## GRANT OF EMERGENCY VEHICLE ACCESS EASEMENT

DIAMOND RANCHES, LLC, Grantor, hereby grants and conveys to SYRACUSE CITY, a Utah municipal corporation, a certain non-exclusive emergency vehicle access easement upon and across a portion of the premises of the Grantor's property in Davis County, State of Utah, identified as Diamond Ranch Road, beginning at the point at which Diamond Ranch Road meets 4620 West (Bighorn Lane), and thence Eastward to 4500 West. The property subject to this easement is more fully described in the following two legal descriptions:

Beginning at a point on a fence line, located S00°14'13"W along the 1/4 Section line 43.21 feet and West 659.85 feet from the Center 1/4 Corner of Section 7, T.4N., R.2W., S.L.B.&M.; thence S89°55'33"W along said fence line 60.00 feet; thence N00°02'42"E 33.03 feet to a vinyl fence line; thence N89°54'03"E along said fence 61.00 feet; thence S00°17'45"W 22.49 feet; thence N89°58'12"W 0.90 feet; thence S00°02'33"W 10.56 feet to the point of beginning.

Beginning at a point on the Westerly line of that Real Property described in Deed Entry No. 3065729 of the Official Records of Davis County, said point being on a vinyl fence line, located S00°14'13"W along the 1/4 Section line 9.09 feet and N89°45'47"W 43.00 feet from the Center 1/4 Corner of Section 7, T.4N., R.2W., S.L.B.&M.; thence S00°14'13"W along said deed 23.88 feet; thence N89°58'12"W 859.77 feet; thence N10°01'47"W 18.68 feet to a wire fence line; thence S82°48'02"E along said fence 5.65 feet; thence N89°31'39"E along said fence 45.47 feet; thence N88°13'07"E along said fence 135.09 feet to a vinyl fence corner; thence N89°54'03"E along said fence 677.03 feet to the point of beginning.

The emergency vehicle access easement hereby granted consists of a perpetual right of ingress and egress for emergency police, ambulance, or fire vehicles, including the right, but not the obligation, to enter and perform maintenance and construction necessary to maintain ingress and egress. If such maintenance is necessary, the Grantee shall provide prior notice of the proposed maintenance to the Grantor.

Together with all rights of ingress and egress necessary or convenient for the full and complete use, and enjoyment of the easement granted and all rights and privileges incident thereto with Grantee's use, or enjoyment of this easement.

This entire easement and all rights, benefits, and privileges hereunder, shall terminate at the time that 4620 West is constructed so as to allow emergency vehicles to use 4620 West to access 4500 West through a proposed subdivision to the North. The easement termination shall occur upon the acceptance of improvements by Syracuse City and West Point City for roads completing the connection between 4620 West and 4500 West, through the Northward subdivision.

(signature appears on next page)

DATED this 29 day of JULY, 2019.

Exhibit IV

By: John W. Diamond  
Grantor

Print Name: JOHN W. DIAMOND

Title: OWNER

STATE OF UTAH )  
COUNTY OF DAVIS ) :ss.

On the 29<sup>th</sup> day of July, 2019, personally appeared before me JOHN W. DIAMOND signers of the foregoing document, who duly acknowledged to me that they executed the same.

Kay Van Wagoner  
NOTARY PUBLIC  
Residing in Salt Lake County

