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01/10/2013 11:57 AM \$16.00
Book - 10096 Pg - 7280-7283
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
ATTN: CRAIG L WHITE
SOUTH VALLEY SEWER
PO BOX 908
DRAPER UT 84020
BY: KSR, DEPUTY - WI 4 P.

When Recorded Return to:
Mr. Craig L. White
South Valley Sewer District
P.O. Box 908
Draper, Utah 84020

PARCEL I.D.# 27-13-476-042
GRANTOR: Miller Family Real Estate, L.L.C.
(Mark Miller Subaru)
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EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southeast Quarter of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian, U.S. Survey.

For the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned as GRANTORS hereby grant, convey, sell, and set over unto South Valley Sewer District, a body politic of the State of Utah, hereinafter referred to as GRANTEE, its successors and assigns, a perpetual right-of-way and easement to construct, maintain, operate, repair, inspect, protect, install, remove and replace sewer pipelines, valves, valve boxes and other sewer transmission and distribution structures and facilities, hereinafter called the FACILITIES, said right-of-way and easement, being situate in Salt Lake County, State of Utah, over and through a parcel(s) of the GRANTORS' land lying within a strip twenty (20) feet wide, more particularly described as follows:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Contains: 0.248 acres

TO HAVE AND HOLD the same unto the GRANTEE, its successors and assigns, with the right of ingress and egress in the GRANTEE, its officers, employees, agents and assigns to enter upon the above-described property with such equipment and vehicles as is necessary to construct, install, maintain, operate, repair, inspect, protect, remove and replace the FACILITIES. During construction periods, GRANTEE and its contractors may use such portion of GRANTORS' property along and adjacent to the right-of-way and easement as may be reasonably necessary in connection with the construction or repair of the FACILITIES. The contractor performing the work shall restore all property, through which the work traverses, to as near its original condition as is reasonably possible. GRANTORS shall have the right to use the above-described property except for the purposes for which this right-of-way and easement is granted to the GRANTEE, provided such use shall not interfere with the FACILITIES or with the discharge and conveyance of sewage through the FACILITIES, or any other rights granted to the GRANTEE hereunder.

GRANTORS shall not build or construct, or permit to be built or constructed, any building or other improvement over or across this right-of-way and easement nor change the contour thereof without the written consent of GRANTEE. This right-of-way and easement grant shall be binding upon, and inure to the benefit of, the successors and assigns of the GRANTORS and the successors and assigns of the GRANTEE, and may be assigned in whole or in part by GRANTEE.

IN WITNESS WHEREOF, the GRANTORS have executed this right-of-way and Easement this
8th day of January, 2013.

GRANTOR(S)

Miller Family Real Estate, L.L.C.

By: _____

Gregory S. Miller
Operating Manager

Its: _____
Title

STATE OF UTAH)
) :ss
COUNTY OF SALT LAKE)

On the 8th day of January, 2013, personally appeared before me Gregory S. Miller who being by me duly sworn did say that (s)he is the Operating Manager of Miller Family Real Estate, L.L.C. a limited liability company, and that the within and foregoing instrument was duly authorized by the limited liability company at a lawful meeting held by authority of its operating agreement; and duly acknowledged to me that said limited liability company executed the same.

My Commission Expires: 7-1-2015

Residing in: Salt Lake County, Utah

Janet B. Layosa
Notary Public

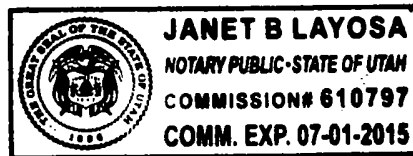
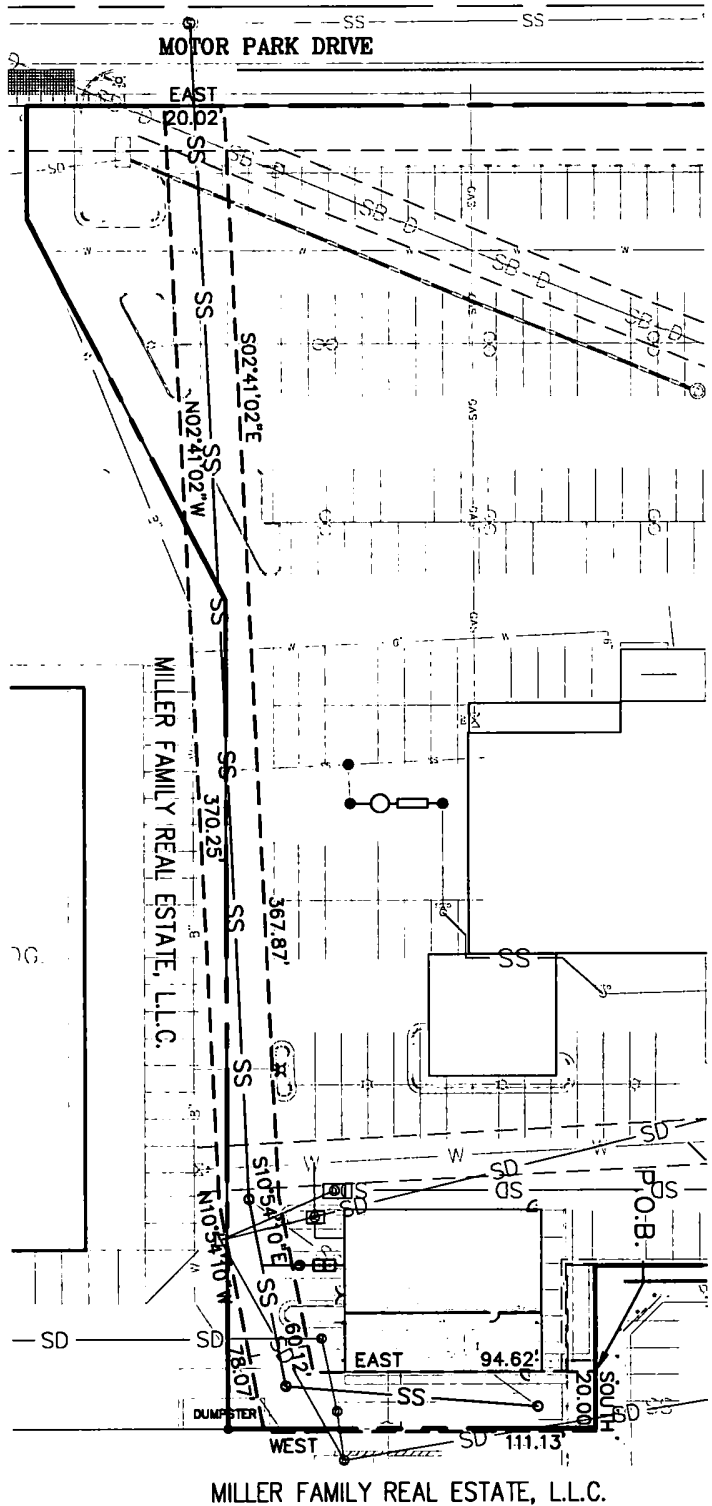


Exhibit 'A'

Sewer Easement Description

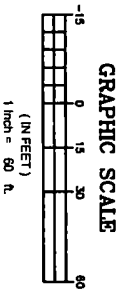
Beginning at a point that lies North 89°55'40" West 262.88 feet along the Section Line and North 427.59 feet from the Southeast Corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian and running thence South 20.00 feet; thence West 111.13 feet; thence North 10°54'10" West 78.07 feet; thence North 02°41'02" West 370.25 feet; thence East 20.02 feet; thence South 02°41'02" East 367.87 feet; thence South 10°54'10" East 60.12 feet; thence East 94.62 feet to the point of beginning.

The above described tract, insofar as it extends within the boundary of the GRANTOR'S property.



SEWER EASEMENT DESCRIPTION

Beginning at a point that lies North 89°55'40" West 262.88 feet along the Section Line and North 427.59 feet from the Southeast Corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian and running thence South 20.00 feet; thence West 111.13 feet; thence North 10°54'10" West 78.07 feet; thence North 02°41'02" West 370.25 feet; thence East 20.02 feet; thence South 02°41'02" East 367.87 feet; thence South 10°54'10" East 60.12 feet; thence East 94.62 feet to the point of beginning.



Byrd & Associates L.L.C.
Engineers & Land Surveyors

505 South Main Street
Bountiful, Utah 84010
Phone (801)-292-0400
Fax (801)-292-8216

**MARK MILLER SUBARU
SANITARY SEWER EASEMENT**

SANDY CITY 11/2012 683-06