

When Recorded Return to
Michel Investments, LLC
2956 Cobblemoor Lane
Sandy, UT 84093
MTC File No. 279174

13100103
10/15/2019 4:13:00 PM \$40.00
Book - 10846 Pg - 636-639
RASHELLE HOBBS
Recorder, Salt Lake County, UT
MERIDIAN TITLE
BY: eCASH, DEPUTY - EF 4 P.

SEWER EASEMENT

Children and Youth Services, Inc., is the Fee Title Owner of the following described Property in Salt Lake County, Utah (herein sometimes referred to as Lot 82, the Grantor's Property and sometimes as the Burdened Property):

Lot 82, Boulder Ranch Subdivision, according to the plat thereof as recorded in the office of the Salt Lake County Recorder.
Salt Lake County Tax Parcel No.: 26-01-377-011

Michel Investments, LLC has acquired from Grantor certain Property in Salt Lake County that is South of Lot 82. The Michel Investments, LLC Property is referred to as Lot 5, 9000 South Street Church Subdivision Amended (herein sometimes referred to as the Michel Property, the Grantee's Property and sometimes as the Benefitted Property) more particularly described as follows:

Lot 5, 9000 South Street Church Subdivision Amended lying within the Southwest Quarter of Section 1, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey in Salt Lake County, Utah.
Salt Lake County Tax Parcel Nos.: 26-01-377-003

For the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Children and Youth Services, Inc., as Grantor does hereby convey and warrant to Michel Investments, LLC, as Grantee, his successors and assigns, a perpetual right-of-way and easement to lay, maintain, operate, repair, inspect, protect, install, remove and replace sewer pipe lines and related sewer facilities, hereinafter called Facilities, insofar as they lie within the property of the GRANTOR, said right-of-way and easement, being situate in Salt Lake County, State of Utah, over and through a portion of the GRANTOR'S land, situated in Salt Lake County, Utah (herein the Sewer Easement):

See attached Exhibit "A"

The Grantee, its successors and assigns, shall have a right-of-way and easement to lay, maintain, operate, repair, inspect, protect, install, remove and replace the existing sewer facilities insofar as they lie within the property owned by the Grantor.

This Easement is given to benefit the property owned by the Grantee referred to above, which Benefitted Property is situated South of the Grantor's Burdened Property.

TO HAVE AND TO HOLD the same unto the said GRANTEE, its successors and assigns, so long as such Sewer Facilities shall be maintained, with the right of ingress and egress in said GRANTEE, their officers, employees, representatives, agents, and assigns to enter upon the above

described Sewer Easement with such equipment as is necessary to install, maintain, operate, repair, inspect, protect, remove and replace said Facilities, During construction periods, GRANTEE and its agents may use such portions of GRANTOR'S property along and adjacent to said right-of-way as may be reasonably necessary in connection with the construction or repair of said Facilities. The GRANTEE herein and its contractor(s) performing the work shall restore all property through which the traverses, to as near its original condition as is reasonably possible.

GRANTOR and their Successors shall have the right to use said Lot 82, except for the purpose for which this right-of-way and easement is granted to the said GRANTEE, provided such use shall not interfere with the Facilities including the collection and conveyance of sewage through said Facilities, together with any other rights granted to the GRANTEE hereunder.

GRANTOR and their Successors shall not build or construct or permit to be built or constructed over and across said right-of-way, any building or other improvement nor change the contour thereof without the written consent of GRANTEE. This right-of-way and Sewer Easement granted hereunder shall run with the land and shall be binding upon and inure the benefit of the successors and assigns of the GRANTOR and the successors and assigns of the GRANTEE.

IN WITNESS WHEREOF, the GRANTOR has executed this grant of easement this 14 day of October, 2019.

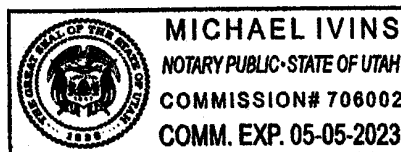
Children and Youth Services, Inc.

By: Scott Dimick
Scott Dimick, President

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

The foregoing instrument was acknowledged before me this 14 day of October, 2019, by Scott Dimick, as President of Children and Youth Services, Inc., who duly acknowledged that the foregoing was executed by authority.

Michael Ivins
Notary Public



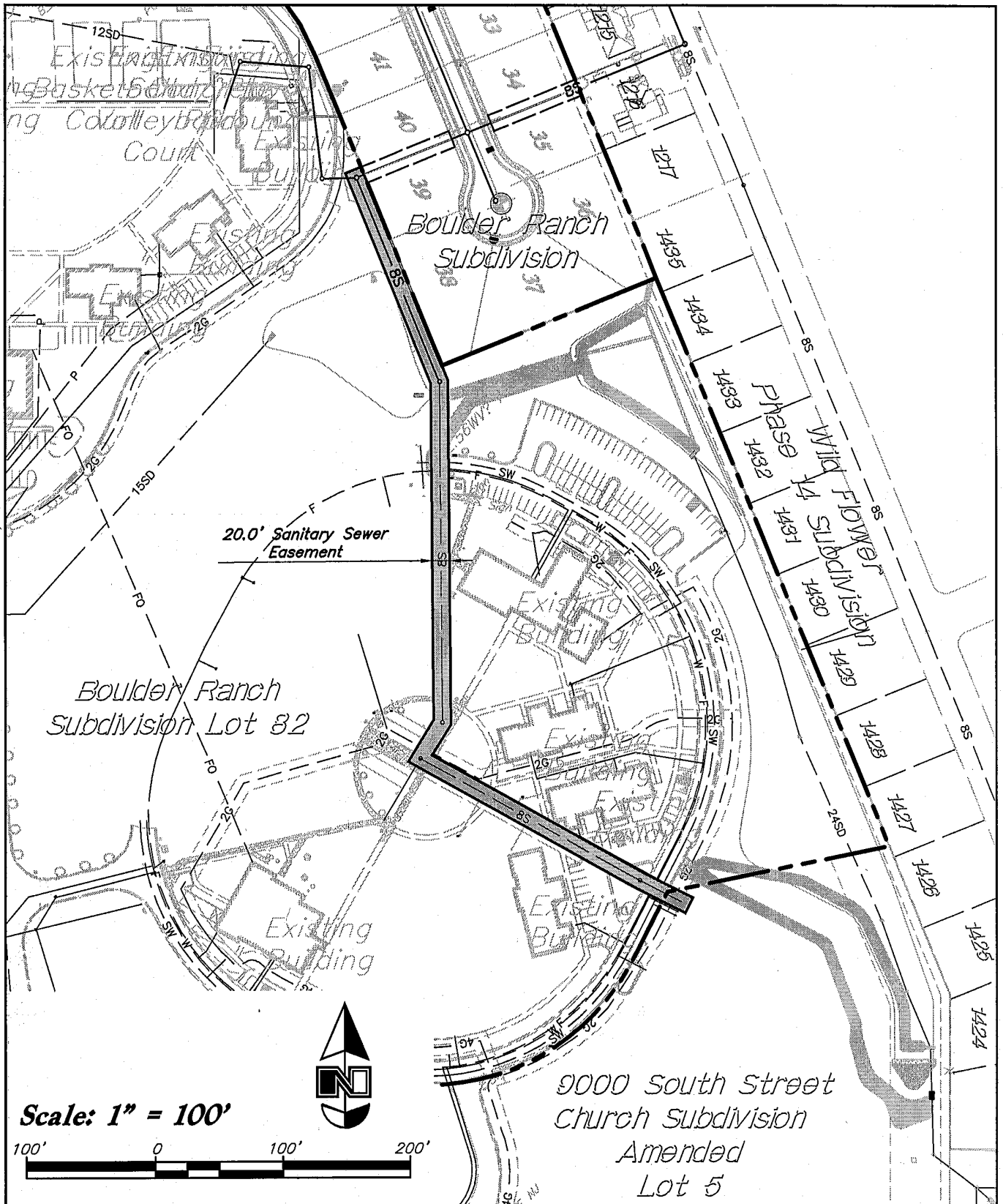
**Boulder Ranch
20 Foot Wide Sanitary Sewerline Easement**

October 14, 2019

A 20.0 foot wide Sanitary Sewerline Easement being 10.0 feet each side of the following described centerline:

A part of the Southwest Quarter of Section 1, Township 3 South, Range 2 West, Salt Lake Base and Meridian, U.S. Survey in West Jordan City, Salt Lake County, Utah:

Beginning at a point located 309.55 feet North 89°46'59" West along the Section Line; and 568.19 feet North 0°13'01" East from the South Quarter Corner of said Section 1; and running thence North 63°03'41" West 64.99 feet; thence North 60°55'48" West 296.19 feet; thence North 31°38'07" East 49.71 feet; thence North 0°23'26" West 401.06 feet; thence North 22°13'55" West 269.04 feet to the endpoint of this easement centerline.



Scale: 1" = 100'



AWA
ANDERSON WAHLEN & ASSOCIATES
 2010 North Redwood Road, Salt Lake City, Utah 84116
 801 521-5529 - AWEngineering.net

SS Easement Exhibit

Michel West Ridge Academy Lot 5
 5500 Bagely Park Rd.
 West Jordan, Ut

Sheet No.

EX

Designed By: TW
 Drafted By: NM
 Client Name:
 Michel Investment
 19-212EX-SS Easement
15 Oct, 2019