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RASHELLE HOBBS
RECORDER, SALT LAKE COUNTY, UTAH
ROCKY MOUNTAIN POWER
ATTN: LISA LOUDER
1407 W NORTH TEMPLE STE 110
SLC UT 84116-3171
BY: STA, DEPUTY - WI 4 P.

REV05042015
Return to:
Rocky Mountain Power
Lisa Louder/Jeff Shepherd
1407 West North Temple Ste. 110
Salt Lake City, UT 84116

Project Name: MVC – 2700 S Relocation
WO#:
RW#:

RIGHT OF WAY EASEMENT

For value received, ICO Multifamily Holdings, LLC, (“Grantor”), hereby grants Rocky Mountain Power, an unincorporated division of PacifiCorp its successors and assigns, (“Grantee”), an easement for a right of way varying feet in width and 211.53 feet in length, totaling 2,075 square feet, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of electric power transmission, distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: supporting towers, poles, props, guys and anchors, including guys and anchors outside of the right of way; wires, fibers, cables and other conductors and conduits therefore; and pads, transformers, switches, vaults and cabinets, on, over, or under the surface of the real property of Grantor in **Salt Lake County, State of Utah** more particularly described as follows and as more particularly described and/or shown on Exhibit “A” attached hereto and by this reference made a part hereof:

Legal Description:

A parcel of land located in the SW1/4, SE1/4 of Section 23, Township 1 South, Range 2 West, Salt Lake Base and Meridian, Salt Lake County, Utah.

BEGINNING AT A POINT WHICH IS N.89°50'23"W.2091.69 FEET FROM THE SOUTHEAST CORNER OF SECTION 23, T.1S.,R.2W., SALT LAKE BASE AND MERIDIAN, TO A POINT ON THE EAST LINE OF THE RMP EASEMENT AND THE NORTHERLY RIGHT OF WAY LINE OF PARKWAY BOULEVARD (2700 SOUTH STREET); THENCE ALONG SAID NORTHERLY RIGHT OF WAY LINE N.89°50'23"W. 208.58 FEET TO A POINT ON THE WEST LINE OF SAID EASEMENT; THENCE THROUGH LANDS OF ICO MULTIFAMILY HOLDINGS, LLC N.84°45'45"E. 211.53 FEET TO THE GRANTOR'S EASTERLY LINE; THENCE S.05°56'34"W. 20.00 FEET TO THE POINT OF BEGINNING.

Assessor Parcel No. 14-23-400-044

Together with the right of access to the right of way from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with the present and (without payment therefore) the future right to keep the right of way and adjacent lands clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

At no time shall Grantor place, use or permit any equipment or material of any kind that exceeds twelve (12) feet in height, light any fires, place or store any flammable materials (other than agricultural crops), on or within the boundaries of the right of way. Subject to the foregoing limitations, the surface of the right of way may be used for agricultural crops and other purposes not inconsistent, as determined by Grantee, with the purposes for which this easement has been granted.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns.

To the fullest extent permitted by law, each of the parties hereto waives any right it may have to a trial by jury in respect of litigation directly or indirectly arising out of, under or in connection with this agreement. Each party further waives any right to consolidate any action in which a jury trial has been waived with any other action in which a jury trial cannot be or has not been waived.

Dated this 29 day of October, 2019.

Jim Seaberg, Manager
Jim Seaberg, GRANTOR

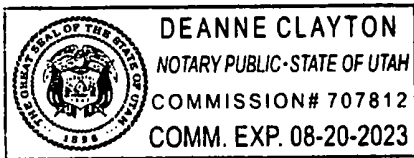
Acknowledgment by a Corporation, LLC, or Partnership:

STATE OF UTAH)
) ss.
County of UTAH)

On this 21 day of OCTOBER, 2019, before me, the undersigned Notary Public in and for said State, personally appeared JIM SEABERG (name), known or identified to me to be the GRANTOR (president / vice-president / secretary / assistant secretary) of the corporation, or the (manager / member) of the limited liability company, or a partner of the partnership that executed the instrument or the person who executed the instrument on behalf of ICO MULTIFAMILY HOLDINGS (entity name), and acknowledged to me that said entity executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

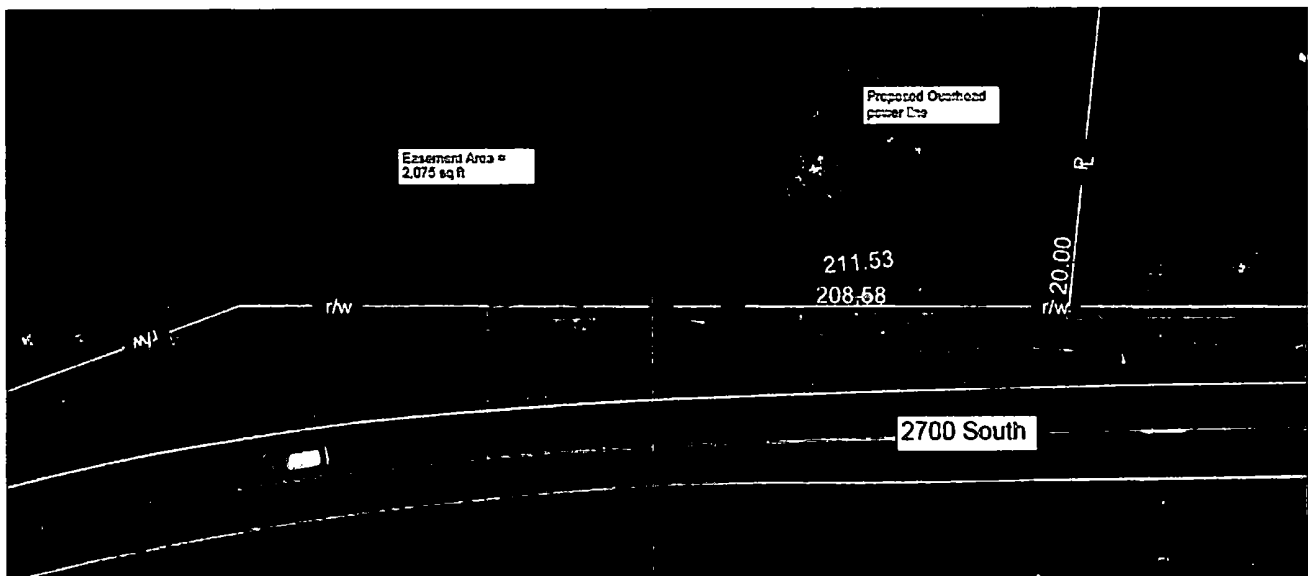
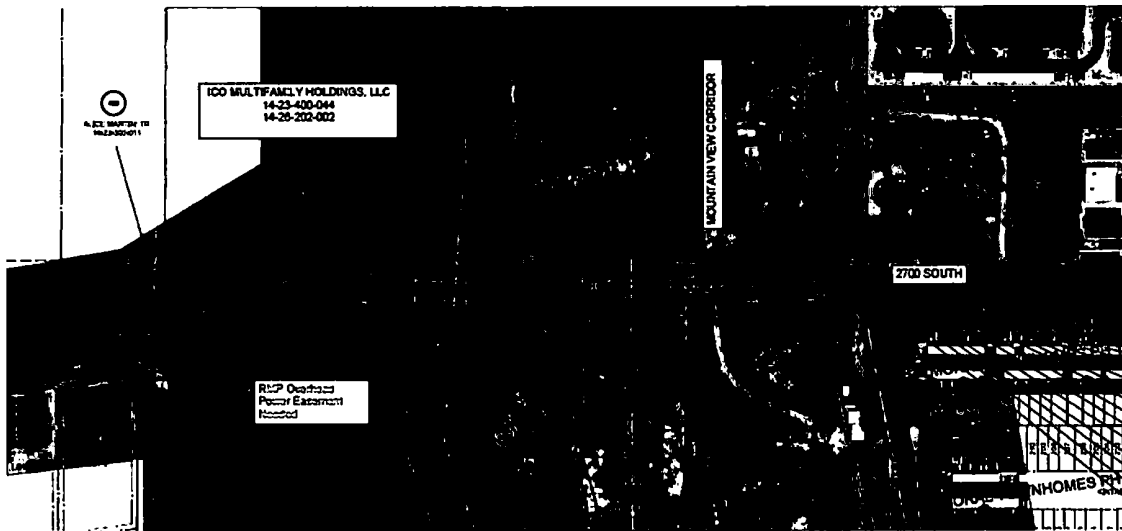
Deanne Clayton
(Notary Signature)



NOTARY PUBLIC FOR UTAH (state)
Residing at: LEHI UTAH (city, state)
My Commission Expires: 08/20/23 (d/m/y)

Property Description

Quarter: SW Quarter: SE Section: 23, Township 1 S, Range 2 W, Salt Lake Meridian
 County: Salt Lake State: Utah
 Parcel Number: 14-23-400-044



CC#: WO#:
 Landowner Name: ICO Multifamily Holdings, LLC
 Drawn by:

This drawing should be used only as a representation of the location of the easement being conveyed. The exact location of all structures, lines and appurtenances is subject to change within the boundaries of the described easement area.

EXHIBIT A



SCALE: Not to Scale