

WHEN RECORDED MAIL TO:

Farmington City
Attn: City Manager
160 South Main Street
P.O. Box 160
Farmington, UT 84025

08-486-0103

E 2839971 B 6168 P 871-873
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
12/19/2014 02:02 PM
FEE \$0.00 Pgs: 3
DEP RTT REC'D FOR FARMINGTON CITY
CORP

RETURNED

DEC 19 2014

EASEMENT

For the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned Grantors hereby grant, convey, sell, and set over unto **FARMINGTON CITY**, a Utah municipal corporation, hereinafter referred to as "Grantee," its successors and assigns, a perpetual right-of-way and easement to lay, construct, maintain, operate, repair, inspect, protect, install, remove and replace water pipelines, valves, valve boxes and other water transmission and distribution structures, fire hydrants, utilities, related facilities, and other public improvements, hereinafter all together called "Facilities," said right-of-way and easement, being situated in Davis County, State of Utah, over and through a parcel of the Grantors' land, more particularly described in Exhibit "A," attached hereto and incorporated herein by reference.

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 as is necessary to install, maintain, operate, repair, inspect, protect, remove and replace the Facilities. During construction periods, Grantee and its contractors may use such portion of the 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 premises except for the purpose for which this right-of-way and easement is granted to the Grantee, provided such use shall not interfere with 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 or alter the grade 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 19th day of December, 2014.

"GRANTOR" FARMINGTON SQUARE, LLC

BY: [Signature]

ITS: Manager

STATE OF UTAH)
:ss.
COUNTY OF DAVIS)

On this 19 day of Dec. A.D., 2014, personally appeared before me, the undersigned Notary Public, in and for said county of Davis, State of Utah, the signer(s) of this application who duly acknowledged to me that he/she/they are the owners of the property described in the application and that it was signed freely and voluntarily and for the uses and purposed therein mentioned.

[Signature]

Notary Public
Residing in:

My Commission Expires:
5/29/17

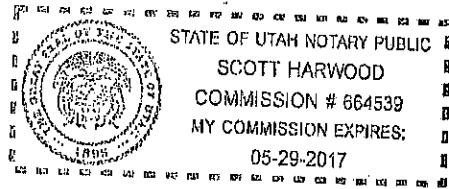


Exhibit A

A part of Parcel B, of Park Lane Commons, in Farmington City Davis County Utah; Beginning at a point on the East right of way line of Station Parkway (Entry No. 2485536), said point being 459.62 feet North 00°00'21" West along the Section line and 170.39 feet South 89°59'39" West from the Southeast corner of Section 14, Township 3 North, Range 1 West, Salt Lake Base & Meridian, and running thence North 41°46'17" East 134.62 feet, thence North 78°30'38" East 244.55 feet, thence South 11°29'22" East 28.00 feet, thence South 78°30'38" West 235.25 feet, thence South 41°46'17" West 125.32 feet to said East right of way line of said Station Parkway, thence North 48°13'43" West 28.00 feet along said East right of way line to the Point of Beginning.

Containing 10,356 Square Feet, more or less.