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02/16/2001 04:45 PM 17.00
Book - 8425 Pg - 2982-2985
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
LANDMARK TITLE
BY: SBN, DEPUTY - WE 4 P.

Recording requested by and
when recorded return to:

KIRTON & McCONKIE
Attn: Steven L. Whitehead, Esq.
1800 Eagle Gate Plaza
60 East South Temple
Salt Lake City, Utah 84111

7823233

ACCESS EASEMENT
(Property No. 506-5933)
(Salt Lake University Single Students)

THE UNIVERSITY OF UTAH, a body politic and corporate of the State of Utah (“**Grantor**”), in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, does hereby GRANT and CONVEY to **CORPORATION OF THE PRESIDING BISHOP OF THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS**, a Utah corporation sole (“**Grantee**”), whose address is 50 East North Temple, 12th Floor, Salt Lake City, Utah 84150, a non-exclusive easement and right-of-way over, through and across that portion of the real property located in Salt Lake County, State of Utah described in Exhibit “A,” attached hereto and incorporated herein (“**Easement Property**”) for pedestrian and vehicular ingress to and egress from that certain real property owned by Grantee, more particularly described in Exhibit “B,” attached hereto and incorporated herein (“**Benefitted Property**”).

TO HAVE AND TO HOLD the same so long as the Easement Property and Grantee’s Facilities (hereinafter defined) shall be maintained as required herein.

This Easement is granted subject to the following conditions and limitations:

1. Grantee shall construct and maintain in good condition and repair such improvements and facilities on the Easement Property as are necessary and appropriate for such pedestrian and vehicular access (“Grantee’s Facilities”) and everything relating thereto, including, without limitation, all landscaping and landscape maintenance on the Easement Property, without cost or expense to the Grantor and in such a manner as shall not unduly interfere with the operation of the Grantor.
2. By acceptance of this easement and right-of-way grant, Grantee agrees to indemnify and save harmless the Grantor from any and all loss, damage, expense, claims or demands resulting from negligence of Grantee in the construction, repair, maintenance, replacement, or operation of Grantee’s Facilities hereunder.
3. In the event Grantee’s Facilities as installed must be changed as a result of future legislation or other applicable law or conduct by third parties over which the Grantor has no control, the Grantee shall at its expense either modify Grantee’s Facilities to comply therewith or move the facilities to another location.

COURTESY RECORDING

This document is being recorded solely as a courtesy and an accommodation to the parties named therein. LANDMARK TITLE COMPANY hereby expressly disclaims any responsibility or liability for the accuracy or the content thereof.

FOR REFERENCE PURPOSES ONLY:
Tax Parcel/Sidwell No. 16.0A.400.011

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4. Grantor reserves to itself the right to construct, use and maintain across, over and/or under the property hereby granted all facilities that it may choose so to do in such a manner as not to create any unreasonable interference with the use of the Grantee herein granted.

The rights, conditions and provisions of this Easement shall inure to the benefit of and binding upon the heirs, executors, administrators, successors and assigns of the respective parties hereto.

WITNESS the hand of the University of Utah this 15th day of February, 2001.

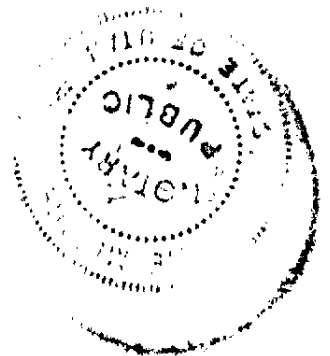
UNIVERSITY OF UTAH

BY: Arnold B. Combe
Arnold B. Combe, Vice President
for Administrative Services

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

On the 15th day of February, 2001, personally appeared before me Arnold B. Combe, who being duly sworn did depose and state that he is the Vice President for Administrative Services of the University of Utah, a body corporate and politic; that the foregoing instrument was signed on behalf of said University of Utah.

Angie Mitchell
Residing at Salt Lake City, UT



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Exhibit "A"

(Easement Property)

Beginning at a point 600.96 feet East and 48.87 feet North of U.S. Government Monument No. 5, said monument being 2453.80 feet East and 3962.31 feet South of the Northwest corner of Section 4, Township 1 South, Range 1 East, Salt Lake Base and Meridian and running thence North $10^{\circ}15'26''$ West 118.27 feet; thence Northeasterly along the arc of a 708.50 foot radius curve to the left a distance of 357.54 feet (Central angle equals $28^{\circ}54'51''$ and Long Chord bears North $70^{\circ}07'26''$ East 353.76 feet) to a point of tangency; thence South $55^{\circ}40'00''$ West 164.39 feet; thence South $55^{\circ}43'04''$ West 195.80 feet to a point of curvature; thence Southwesterly along the arc of a 33.50 foot radius curve to the left a distance of 38.58 feet (Central angle equals $65^{\circ}58'31''$ and Long Chord bears South $22^{\circ}43'48''$ West 36.48 feet) to the point of beginning. Containing 11,623 square feet or 0.267 acres.

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EXHIBIT "B"

BEGINNING AT A POINT 815.05 FEET EAST AND 82.52 FEET NORTH OF U.S. GOVERNMENT MONUMENT NO. 5, SAID MONUMENT BEING 2453.80 FEET EAST AND 3962.31 FEET SOUTH OF THE NORTHWEST CORNER OF SECTION 4, TOWNSHIP 1 SOUTH, RANGE 1 EAST, SALT LAKE BASE AND MERIDIAN AND RUNNING THENCE NORTH 55°43'04" EAST 195.80 FEET; THENCE NORTH 55°40'00" EAST 1838.85 FEET TO A POINT ON A CURVE; THENCE SOUTHEASTERLY ALONG THE ARC OF A 48.13 FOOT RADIUS CURVE TO THE RIGHT (CENTER BEARS SOUTH 29°53'00" EAST) THROUGH A CENTRAL ANGLE 81°52'19" A DISTANCE OF 68.77 FEET TO A POINT ON A LINE ON THE WEST RIGHT OF WAY LINE OF WASATCH DRIVE; THENCE THE FOLLOWING THREE COURSES ALONG THE WEST RIGHT-OF-WAY LINE OF WASATCH DRIVE AS FOLLOWS: SOUTH 15°19'19" EAST 831.46 FEET TO A POINT OF CURVATURE; THENCE SOUTHWESTERLY ALONG THE ARC OF A 583.62 FOOT RADIUS CURVE TO THE RIGHT THROUGH A CENTRAL ANGLE OF 48°50'32" A DISTANCE OF 497.51 FEET TO A POINT OF TANGENCY; THENCE SOUTH 33°31'13" WEST 124.00 FEET TO THE NORTHWEST CORNER OF THE PARCEL CONVEYED TO THE AMERICAN NATIONAL RED CROSS IN QUITCLAIM DEED RECORDED 18 NOVEMBER, 1969 AS ENTRY NO. 2310897 IN BOOK 2807, PAGE 235 IN THE OFFICE OF THE RECORDER OF SALT LAKE COUNTY; THENCE ALONG THE NORTH LINE OF SAID PARCEL TO ITS NORTHWEST CORNER; THENCE NORTH 48°18'04" WEST 209.73 FEET; NORTH 58°18'46" WEST 378.61 FEET; THENCE SOUTH 55°44'30" WEST 431.98 FEET TO A POINT ON A CURVE ON THE NORTH RIGHT OF WAY LINE OF FOOTHILL DRIVE AND RUNNING THE FOLLOWING 3 COURSES: THENCE WESTERLY ALONG THE ARC OF A 1960.08 FOOT RADIUS CURVE TO THE LEFT, RADIUS BEARS SOUTH 15°01'51" WEST, (THROUGH A CENTRAL ANGLE OF 10°49'50"), 370.51 FEET TO A POINT OF COMPOUND CURVATURE; THENCE WESTERLY ALONG THE ARC OF 11,490.20 FOOT RADIUS CURVE TO THE LEFT (THROUGH A CENTRAL ANGLE OF 02°59'14"), 599.08 FEET TO A POINT OF REVERSE CURVATURE; THENCE NORTHERLY ALONG THE ARC OF A 33.50 FOOT RADIUS CURVE TO THE RIGHT (THROUGH A CENTRAL ANGLE OF 144°30'18"), 84.49 FEET TO THE POINT OF BEGINNING.

RECEIVED

FEB 23 2001

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