

WHEN RECORDED, MAIL TO:  
Utah Transit Authority  
PO Box 30810  
Salt Lake City, Utah 84130-0810

ENT6825:2019 PG 1 of 4  
**Jeffery Smith**  
**Utah County Recorder**  
2019 Jan 28 09:07 AM FEE 0.00 BY SW  
RECORDED FOR National Title Agency of Utah, Inc.  
ELECTRONICALLY RECORDED

**Easement**  
(LIMITED LIABILITY COMPANY)

Utah County

Tax ID No. 57:012:0005  
57:014:0001  
Pin No. 10266  
Project No. S-0265(23)3  
Parcel No. 0265:141:E

Family Center Orem Shopping Center, LLC, a Delaware limited liability company,  
Grantor, hereby GRANTS AND CONVEYS to the UTAH TRANSIT AUTHORITY, at 669  
West 200 South, Salt Lake City, Utah 84101, Grantee, for the sum of TEN (\$10.00)  
Dollars, and other good and valuable consideration, the following described easement  
in Utah County, State of Utah, to-wit:

A temporary easement, upon part of an entire tract of property, situate in Lot 5, Plat "A",  
University Square Subdivision, according to the official plat thereof on file and recorded  
April 30, 1991 as Entry No. 15740 as Map No. 4167-52 and situate in Lot 1 Plat "C",  
University Square Subdivision, according to the official plat thereof on file and recorded  
December 10, 1991 as Entry No. 48721 as Map No. 4355-55, situate in the  
NW1/4NW1/4 of Section 26, T.6S., R.2E., S.L.B.&M., for the construction of  
improvements incident to the Provo-Orem Transportation Improvement Project, known  
as project number S-0265(23)3. This easement shall commence upon the beginning of  
actual construction on the property and shall continue only until project construction on  
the property is complete, or for two years, whichever first occurs. The easement shall be  
non-exclusive such that the Grantor may use the property at any time in a manner  
which does not interfere with construction activities.

NTA 17-2583

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Beginning at a point on the westerly boundary line of said Lot 5, which point is on the southerly project right of way and limited access line of State Route 265 (University Parkway) in Orem, Utah, which point is also 1,956.41 feet N. 00°44'08" W. along the section line and 57.74 feet East and 661.72 feet S. 86°06'27" E. from the West Quarter Corner of said Section 26, which point is also 100.50 feet perpendicularly distant southerly from the control line of said project, opposite approximate Engineer Station 148+46.92; thence along said project right of way and limited access line the following three (3) courses: (1) N. 53°55'03" E. 15.00 feet; (2) S. 89°13'23" E. 181.49 feet; (3) S. 88°21'17" E. 66.00 feet, more or less, to the easterly boundary line of said Lot 1; thence along said boundary line S. 00°43'48" W. 9.00 feet; thence N. 89°13'23" W. 4.39 feet; thence S. 00°46'37" W. 20.50 feet; thence N. 89°13'23" W. 43.49 feet; thence N. 00°46'37" E. 22.00 feet; thence N. 89°13'23" W. 183.75 feet; thence S. 00°46'37" W. 20.50 feet; thence N. 89°13'23" W. 27.84 feet, more or less, to the westerly boundary line of said Lot 5; thence along said boundary line N. 00°44'17" E. 20.00 feet, more or less, to the point of beginning. The above described part of an entire tract of land contains 3,653 square feet or 0.084 acre in area, more or less.

(Note: Rotate above bearings counterclockwise 00°14'37" to equal project bearings.)

After said improvements and appurtenant parts thereof are constructed at the expense of the Utah Transit Authority, said Utah Transit Authority is thereafter relieved of any further claim or demand for costs, damages or maintenance charges which may accrue against said improvements and appurtenant parts thereof.

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IN WITNESS WHEREOF, said Family Center Orem Shopping Center, LLC, a Delaware limited liability company, has caused this instrument to be executed by its proper officers thereunto duly authorized, this 7<sup>th</sup> day of December, A.D. 20 18.

STATE OF \_\_\_\_\_ )  
  ) ss.  
COUNTY OF \_\_\_\_\_ ) By [Signature] Manager

On the date first above written personally appeared before me, \_\_\_\_\_, who, being by me duly sworn, says that he is the Manager of Family Center Orem Shopping Center, LLC, a Delaware limited liability company, and that the within and foregoing instrument was signed in behalf of said company by authority of its Articles of Organization, and said \_\_\_\_\_ acknowledged to me that said company executed the same.

**WITNESS** my hand and official stamp the date in this certificate first above written:

\_\_\_\_\_  
Notary Public

**SEE ATTACHED  
CA CERTIFICATE**

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California )
County of LOS ANGELES )

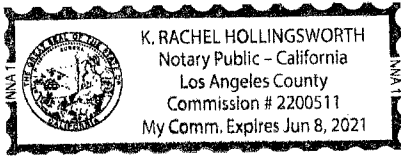
On DECEMBER 7, 2018 before me, K. RACHEL HOLLINGSWORTH, NOTARY PUBLIC
Date Here Insert Name and Title of the Officer

personally appeared STEVEN USDAN
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document:
Document Date: Number of Pages:
Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name:
[ ] Corporate Officer - Title(s):
[ ] Partner - [ ] Limited [ ] General
[ ] Individual [ ] Attorney in Fact
[ ] Trustee [ ] Guardian or Conservator
[ ] Other:
Signer Is Representing:

Signer's Name:
[ ] Corporate Officer - Title(s):
[ ] Partner - [ ] Limited [ ] General
[ ] Individual [ ] Attorney in Fact
[ ] Trustee [ ] Guardian or Conservator
[ ] Other:
Signer Is Representing: