

WHEN RECORDED, MAIL TO:
Magna Water District
8885 West 3500 South
Magna, Utah 84044

13212193
03/09/2020 11:22 AM \$0.00
Book - 10907 Pg - 2602-2604
RASHELLE HOBBS
RECORDER, SALT LAKE COUNTY, UTAH
MAGNA WATER CO & IMP DIST
P.O. BOX 303
MAGNA UT 84044
BY: CBA, DEPUTY - WI 3 P.

Easement

Salt Lake County

Wasatch Clean Energy, LLC, Grantor,
of Salt Lake City, County of Salt Lake County, State
of Utah, hereby GRANT AND CONVEYS to the MAGNA WATER DISTRICT,
at 8885 West 3500 South, Magna, Utah 84044, Grantee, for the sum of _____
Dollar
s, a perpetual easement, upon part of an entire tract of land, for the purpose of
installing and maintaining a Water Line,
situate in the NE 1/4 of Section 23, Township 1 South, Range 2 West, SLB&M.
The boundaries of said easement are described as follows:

Water Line Easement #2

A perpetual 15 foot wide Water Line Easement, occupying a portion Salt Lake County
Parcel Number 14-23-279-033. Said easement is located in the Northeast Quarter of
Section 23, Township 1 South, Range 2 West, Salt Lake Base and Meridian, more
particularly described as follows:

Beginning at a point said point being North 0°14'14" East 1323.48 feet and West
69.79 feet from the East Quarter Corner of Section 23, Township 1 South, Range 2
West, Salt Lake Base and Meridian thence South 45°00'00" West 31.93 feet; thence
West 205.23 feet to a point on the west line of said parcel; thence North 00°14'14"
East 15.00 feet along west line of said parcel; thence East 198.95 feet; thence
North 45°00'00" East 25.72 feet; thence South 45°00'00" East 15.00 feet to the
Point of Beginning.

The above described easement contains 3,464 square feet in area or 0.08 acres,
more or less.

EXHIBIT "B": By this reference, made a part hereof.

BASIS OF BEARING North 00°14'14" East along the Section line between the East
Quarter Corner and the Northeast Corner of said Section 23, Township 1 South, Range
2 West, Salt Lake Base and Meridian.

Grantor hereby agrees that **MAGNA WATER DISTRICT**, their officers, employees,
agents, representatives, contractors, and assigns shall have the right of ingress
to and egress from the above described strip of property with such equipment as is
necessary to install, maintain, operate, repair, inspect, protect, install and
connect other transmission mains and laterals, remove and replace said facilities
as may be required from time to time by Grantee.

Grantor shall have the right to use said premises except for the purpose for
which these rights-of-way and easements are granted provided such use shall not
interfere with said facilities or with the discharge or the conveyance of water
and sewer through any pipelines installed by Grantee. Continued on Page 2

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CO. RECORDER

Grantee shall have the right to clear and remove all trees and obstructions within the easements which may interfere with the use of the easements by the Grantee. Grantee shall have the right to excavate and refill ditches and/or trenches for the installation of said pipelines and appurtenant parts thereof.

Grantor shall not build or construct or permit to be built or constructed any building, or permanent structure over or across said easement or lower the contour thereof greater than two feet without the prior written consent of Grantee. This right-of-way and easement grant shall be binding upon and inure to the benefit of, the heirs, representatives, successors-in-interest and assigns of Grantors and the successors and assigns of Grantee and may be assigned in whole or in part by Grantee.

The property of Grantor shall be restored in as good of condition as when the same was entered upon by the Grantee or its agents. The Grantee agrees that the pipe will be structurally strong enough to facilitate the construction of future roads by Grantors over said easement.

IN WITNESS WHEREOF, the hand of said Grantor, this Sixth, day of March, A.D. 2020.

~~Signed in the presence of:~~

STATE OF Utah)
) ss.
COUNTY OF Salt Lake)

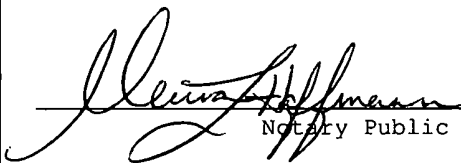


On the date first above written personally appeared before me,

Scott James Haslam _____,

the signer of the within and foregoing instrument, who duly acknowledged to me that he executed the same.

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



Notary Public



EXHIBIT "B"

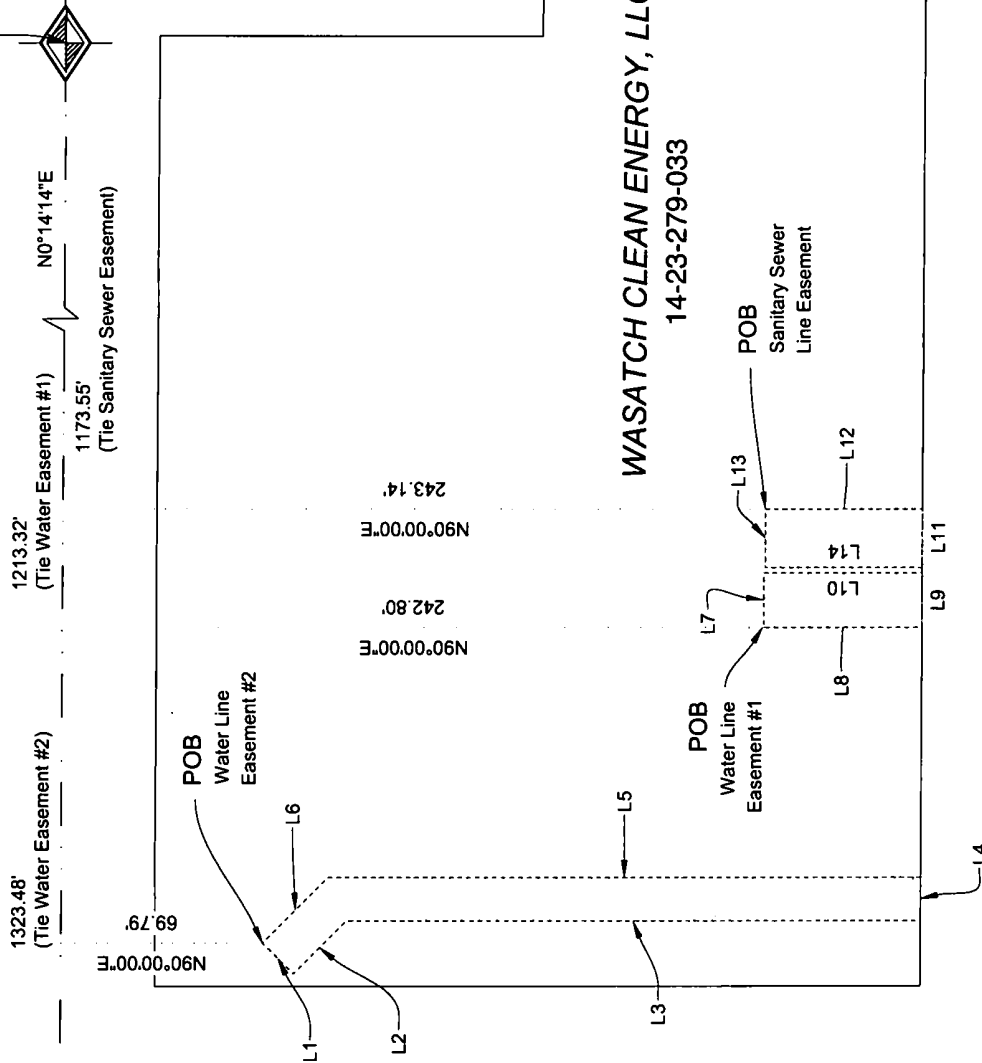
FOUND EAST QUARTER
SECTION 23, T.1S., R.2W.
SLCO MONUMENT

LINE TABLE	
LINE #	BEARING
L1	S45° 00' 00"E
L2	N45° 00' 00"E
L3	N90° 00' 00"E
L4	N0° 14' 14"E
L5	N90° 00' 00"W
L6	S45° 00' 00"W
L7	S0° 00' 00"E
L8	N90° 00' 00"E
L9	N0° 14' 14"E
L10	N90° 00' 00"W
L11	N0° 14' 14"E
L12	N90° 00' 00"W
L13	S0° 00' 00"E
L14	N90° 00' 00"E



LEGEND

- Lot Boundary
- - - Section Line
- - - Section Tie
- - - Water Line Easement
- - - Sewer Easement

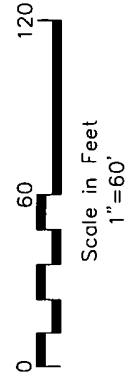


WASATCH CLEAN ENERGY, LLC
14-23-279-033

CIR ENGINEERING, L.L.C.
3032 SOUTH 1030 WEST, SUITE 202
SLC, Utah 84119 - 801-949-6296

Wasatch Clean Energy, LLC
Utility Easements
Assessor Parcel No.'s:
14-23-279-033

Part of the SE 1/4 of Section 23,
Township 1 South, Range 2 West, S.L.B.&M.



February 4th, 2020

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