

3395943
BK 7792 PG 2438

E 3395943 B 7792 P 2438-2440
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
6/30/2021 3:18:00 PM
FEE \$40.00 Pgs: 3
DEP eCASH REC'D FOR COTTONWOOD TITLE IN


When Recorded Mail To:
P.O. Box 2000
Layton, UT 84041
12.037.0100
12.037.0101

Grant of Utility Easement

This Grant of Utility Easement is given this 30th day of June 2021 and is given by M8 Properties, LLC a Utah limited liability company.

The Undersigned Mark S. Thayne as Member of M8 Properties, LLC, a Utah limited liability company hereby grants unto West Point City, an easement for public utilities which is defined and described in "Exhibit A" which is attached hereto and made part of.

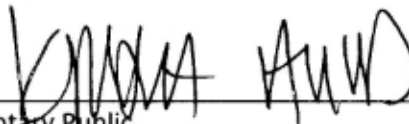
M8 Properties, LLC, a Utah limited liability company


By: Mark S. Thayne
Member

STATE OF UTAH

COUNTY OF DAVIS

On the 30th day of June 2021, before me, personally appeared Mark S. Thayne, proved on the basis of satisfactory evidence to be the person whose name is subscribed to this document, and acknowledged before me that he/she/they executed the same on behalf of M8 Properties, LLC, a Utah limited liability company.


Notary Public



ACCOMMODATION RECORDING ONLY.
COTTONWOOD TITLE INSURANCE AGENCY,
INC. MAKES NO REPRESENTATION AS TO
CONDITION OF TITLE, NOR DOES IT ASSUME
ANY RESPONSIBILITY FOR VALIDITY,
SUFFICIENCY OR EFFECTS OF DOCUMENT.

By: TRW

Date: June 29, 2021

Project: 7941A

Exhibit "A"

Public Utility/Landscape Buffer Easement Description

A parcel of land, situate in the Northeast Quarter of Section 5, Township 4 North, Range 2 West, Salt Lake Base and Meridian, said parcel also located in West Point City, Davis County, Utah. Being more particularly described as follows:

Beginning at a point on the southerly right-of-way line of 300 North Street, said point being North 89°56'47" West 565.67 feet along the section line (NAD83 Bearing being North 89°36'12" West between the North Quarter Corner and Northwest Corner of said Section 5 per the Davis County Township Reference Plat) and South 00°03'13" West 33.00 feet from the North Quarter Corner of said Section 5 and running thence:

South 00°03'13" West 8.00 feet

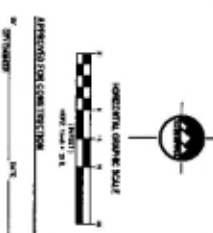
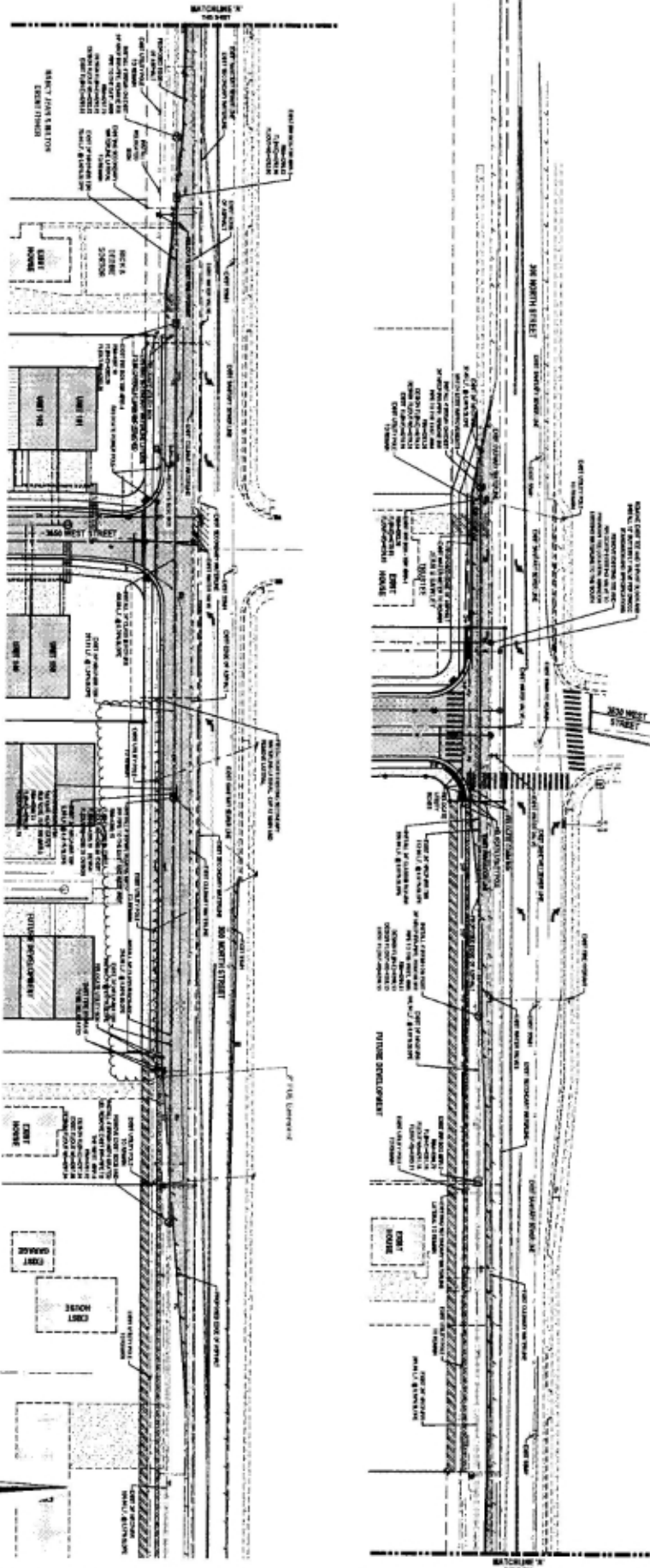
thence North 89°56'47" West 173.12 feet;

thence North 00°03'13" East 8.00 feet to said southerly right-of-way;

thence South 89°56'47" East 173.12 feet to the Point of Beginning.

Contains: 1,385 square feet or 0.032 acres.

811
CALL BEFORE YOU DIG
UTAH
UTAH DEPARTMENT OF HERITAGE AND ARTS
UTAH DEPARTMENT OF TRANSPORTATION
UTAH DEPARTMENT OF WORKERS COMPENSATION AND EMPLOYMENT SECURITY
UTAH DEPARTMENT OF SOCIAL SERVICES
UTAH DEPARTMENT OF HEALTH



	BLUFF VIEW SUBDIVISION PHASE 1 AND 2 3830 WEST 300 NORTH WEST POINT, UTAH		ENGIN THE ENGINEERING PROFESSION LARRY W. 11100 S. 2000 E. P.O. BOX 100 SALT LAKE CITY UTAH 84110 PHONE 313.222.2222 FAX 313.222.2222 TOSHUA 11100 S. 2000 E. P.O. BOX 100 SALT LAKE CITY UTAH 84110 PHONE 313.222.2222 FAX 313.222.2222
	C-301	UTILITY PLAN 300 NORTH STREET WEST POINT, UTAH	