



When recorded return to:  
Urban Grove, LLC  
201 South Main Street, Suite 2000  
Salt Lake City, UT 84111

ERT 189023:2021 PG 1 of 4  
ANDREA ALLEN  
UTAH COUNTY RECORDER  
2021 Nov 08 4:58 pm FEE 40.00 BY SA  
RECORDED FOR COLE PETERSON

Tax ID Nos.: 54-356-0008  
54-356-0009

(space above for recorder's use only)

**TERMINATION OF EASEMENT**

This TERMINATION OF EASEMENT is agreed to and executed by Urban Grove, LLC, a Utah limited liability company (“Urban Grove”), SLC Urban Grove Equities LLC, a Delaware limited liability company (“SL Urban”), Evans Creek, LLC, a Nevada limited liability company (“Evans Creek”), and Kokopelli Enterprises, L.P., a Utah limited partnership (“Kokopelli”) as of the date indicated below.

**RECITALS**

A. A shared access, sewer, water, and public utility easement (the “Easement”) was created by and described in the PROCTOR CORNER PLAT A subdivision plat recorded January 18, 2013 as Entry No. 5942-2013, Map Filing No. 13804, in the official records of the Utah County Recorder. The Easement benefitted Lots 1, 2, 3 and 4 (being all of the lots) of that subdivision.

B. Pursuant to THE VOID PLAT D – VACATION OF THE VOID PLAT B SUBDIVISION AND VACATION OF LOTS 3 & 4 OF PROCTOR CORNER PLAT A SUBDIVISION subdivision plat recorded January 26, 2018 as Entry No. 8256-2018, Map Filing No. 15873, in the official records of the Utah County Recorder, the Easement was identified as vacated or “to be vacated” as it existed across Lots 8 and 9 of that subdivision (portions of which were formerly Lots 3 and 4 of Proctor Corner Plat A). Attached hereto as Exhibit A is the legal description for the portion of the Easement within Lots 8 and 9 of The Void Plat D.

C. SL Urban is the current owner of Lot 8, The Void Plat D, and Urban Grove is the current owner of Lot 9, The Void Plat D, which lots subsume all of the real property that was formerly Lot 3 and Lot 4 of Proctor Corner Plat A.

D. Evans Creek is the current owner of Lot 1, Proctor Corner Plat A.

E. Kokopelli is the current owner of Units 1, 2 and 3 (being all of the units) of the Proctor Corner Condominiums Plat A, and the common areas identified therein, which plat subsumed all of the former Lot 2 of Proctor Corner Plat A.

**AGREEMENT**

ACCORDINGLY, Urban Grove, SL Urban, Evans Creek, and Kokopelli, being the current owners of all of the real property that was within Lots 1, 2, 3 and 4 of the Proctor Corner Plat A subdivision (and thus being the successors to the beneficial interests in the Easement), hereby fully terminate, release and vacate the Easement to the extent (as described in Exhibit A) that it burdens and encumbers Lots 8 and 9 of The Void Plat D.

Dated this 07 day of November, 2021.

<p>Urban Grove, LLC, a Utah limited liability company</p> <p>BY: <u>[Signature]</u> NAME: <u>Chester Galt</u> ITS: <u>Managing</u></p> <p>SL Urban Grove Equities LLC, a Delaware limited liability company</p> <p>By: SLC Urban Grove SPE LLC, a Delaware limited company, its Sole Member</p> <p>By: SLC Urban Grove Holdings LLC, a Delaware limited liability company, its Managing Member</p> <p>By: <u>[Signature]</u> Matthew Felton, Managing Member</p>	<p>Evans Creek, LLC, a Nevada limited liability company</p> <p>BY: <u>[Signature]</u> NAME: <u>Russell Faulk</u> ITS: <u>Operating Manager</u></p> <p>Kokopelli Enterprises, L.P., a Utah limited partnership</p> <p>BY: <u>[Signature]</u> NAME: <u>Russell Faulk</u> ITS: <u>president/director</u></p>
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Exhibit A**(Legal Description)**

The following described portion of Lots 8 and 9 of The Void Plat 'D', a subdivision, the plat of which was recorded as Entry No. 8256:2018 and Map No. 15873 in the Office of the Utah County Recorder, to-wit:

Beginning at a lot corner on the westerly boundary line of Lot 1 Proctor Corner Subdivision Plat "A", recorded as Entry No. 5942:2013 and Map No. 13804 in the Office of the Utah County Recorder, said point being located South 00°31'30" East 778.57 feet along section line and West 2,220.29 feet from the Northeast Corner of Section 30, Township 5 South, Range 2 East, Salt Lake Base and Meridian, said point also being a lot corner on the easterly boundary of Lot 9 of The Void Plat 'D' (Vacation of Lot 3 of The Void Plat "B" Subdivision and Vacation of Lots 3 & 4 of Proctor Corner Plat "A" Subdivision), recorded as Entry No. 8256:2018 and Map No. 15873 in the Office of the Utah County Recorder; and running

thence along said westerly boundary line of said Lot 1 Proctor Corner Subdivision Plat "A" the following two (2) courses:

(1) South 65°27'09" West 47.75 feet;

(2) South 24°32'51" East 47.68 feet;

thence Northwesterly 37.85 feet along the arc of a 28.00 feet radius curve to the left (center bears South 51°40'39" West and the chord bears North 77°02'45" West 35.03 feet with a central angle of 77°26'48");

thence Southwesterly 88.51 feet along the arc of a 199.00 feet radius curve to the right (center bears North 25°46'09" West and the chord bears South 76°58'22" West 87.78 feet with a central angle of 25°29'03");

thence South 89°42'54" West 259.36 feet to the westerly boundary line of former Lot 4 of said Proctor Corner Subdivision Plat "A";

thence North 00°22'31" West 28.00 feet along said westerly boundary line;

thence North 89°42'54" East 259.40 feet;

thence Northeasterly 72.41 feet along the arc of a 171.00 feet radius curve to the left (center bears North 00°17'06" West and the chord bears North 77°35'02" East 71.87 feet with a central angle of 24°15'45");

thence North 65°27'09" East 79.78 feet to the westerly boundary line of Lot 1 of said Proctor Corner Subdivision Plat "A" (said point also being on the easterly boundary line of Lot 9 of said The Void Plat 'D');

thence South 24°32'51" East 1.60 feet along said westerly boundary line of Lot 1 of said Proctor Corner Subdivision Plat "A" (also being along the easterly boundary line of said Lot 9 of The Void Plat 'D') to the point of beginning.

Contains 10,577 Square Feet or 0.243 Acres