

EXHIBIT I

WHEN RECORDED, MAIL TO:

Mayor Brent K. Marshall
Grantsville City
429 East Main Street
Grantsville, Utah 84029

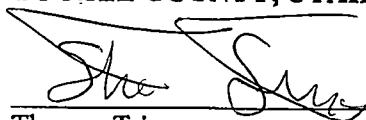
SEWER FACILITIES EASEMENT

REFERENCE IS HEREBY MADE to that certain Sewer Facilities Quit Claim Deed, dated as of Nov 26, 2019, and recorded in the office of the Tooele County Recorder as Entry No. 498618, Book —, Page — (the Water Facilities Deed”), by which TOOELE COUNTY, UTAH, a body corporate and politic of the state of Utah (“Grantor”), granted to GRANTSVILLE CITY, UTAH, a municipal corporation of the state of Utah, whose mailing address is 429 East Main Street, Grantsville, Utah 84029 (“Grantee”), certain sewer facilities described in such Sewer Facilities Deed, used by or useful to Grantee in providing sewer service to and within the real property identified in Exhibit A attached hereto, including all lift stations and related facilities, and all existing pipelines, conduits, structures, tools, equipment and materials wherever located, and all facilities functionally related or appurtenant to the foregoing, whether located above or below the surface (collectively, the “Sewer Facilities”). For Ten Dollars (\$10) and other good and valuable consideration, Grantor does hereby grant, convey and warrant against all claiming by, through or under Grantor a non-exclusive, perpetual easement (the “Easement”) on, over, under, across and through all real property owned by Grantor and necessary or desirable to be used by Grantee in connection with the location, construction, installation, use, operation, maintenance, repair, removal, replacement, improvement and inspection of the Sewer Facilities, wherever located, including without limitation those parcels of land identified in Exhibit B attached hereto.

IN WITNESS WHEREOF, Grantor has executed this Sewer Facilities Easement this 26 day of NOV, 2019.

GRANTOR:

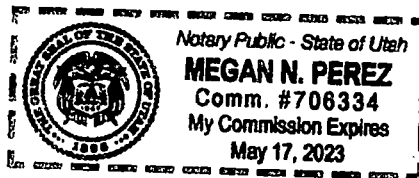
TOOELE COUNTY, UTAH

 11/26/19
Thomas Tripp,
Chair, Tooele County Commission

STATE OF UTAH)
 :SS
COUNTY OF TOOELE)

On this 20th day of November 2019, personally appeared before me Thomas Tripp, personally known to me to be the Chair of the Tooele County Commission, who acknowledged to me that he signed the foregoing instrument as Chair of the Tooele County Commission, and acknowledged to me that Tooele County, Utah executed the same.

Megan N. Perez
NOTARY PUBLIC



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EXHIBIT # 1

Real property located in Tooele County, Utah, described as follows:

Located in Sections 1, 2, 3, 4, 8, 9, 10, 11 and 12, all in Township 3 South, Range 5 West, Salt Lake Base and Meridian, Tooele County, Utah, being more particularly described as follows:

Beginning at the northwest corner of Section 3, said Township and Range, and running thence along the north line of said Section 3 the following two (2) courses: 1) North $89^{\circ}40'35''$ east 2,661.22 feet to the north quarter corner of said Section 3 and 2) North $89^{\circ}40'35''$ east 2,661.22 feet to the northeast corner of said Section 3; thence along the north line of Section 2, said Township and Range the following two (2) courses; 1) North $89^{\circ}40'35''$ east 2,661.02 feet to the north quarter corner of said Section 2 and 2) North $89^{\circ}41'01''$ east 534.79 feet more or less to an extension of the south line of the Los Angeles and Salt Lake Railroad Parcel per the Miller Motor Sports Business Park P.U.D. No. 1 as recorded in the Office of the Tooele County Recorder as Entry No. 324129; thence South $84^{\circ}23'36''$ east along said right-of-way 2,188.65 feet more or less to the east right-of-way line of Sheep Lane; thence South $00^{\circ}39'55''$ east along said right-of-way 1,707.68 feet to the northwest corner of Lot 2, Miller Motor Sports Business Park P.U.D. No. 1; thence along said lot the following three (3) courses: 1) North $89^{\circ}40'28''$ east 1,512.18 feet; 2) South $00^{\circ}19'32''$ east 1,065.00 feet and 3) South $89^{\circ}40'28''$ west 1,505.87 feet to the east right-of-way line of Sheep Lane; thence along said right-of-way the following five (5) courses: 1) South $00^{\circ}39'55''$ east 450.40 feet; 2) Southerly along the arc of a 2,950.00 foot radius tangent curve to the left, the center of which bears North $89^{\circ}20'04''$ east, through a central angle of $23^{\circ}52'31''$, a distance of 1,229.28 feet; 3) South $24^{\circ}32'26''$ east 450.87 feet; 4) Southerly along the arc of a 3,050.00 foot radius tangent curve to the right, the center of which bears South $65^{\circ}27'34''$ west, through a central angle of $24^{\circ}10'13''$, a distance of 1,286.64 feet and 5) South $00^{\circ}22'13''$ east 3,520.49 feet more or less to the north right-of-way line of State Highway 112; thence South $85^{\circ}36'36''$ west 111.94 feet to the South right-of-way line of said State Highway 112 and the east line of Desert Peak Commercial P.U.D. as recorded in the Office of the Tooele County Recorder's Office as Entry No. 273351; thence South $00^{\circ}07'40''$ east along said east line 747.18 feet to the south line of Section 12, said Township and Range; thence South $89^{\circ}30'40''$ west along said south line 663.08 feet to the southwest corner of said Section 12; thence along the south line of Section 11, said Township and Range the following two (2) courses: 1) South $89^{\circ}30'22''$ west 2,694.70 feet to the south quarter corner of said Section 11 and 2) South $89^{\circ}30'15''$ west 2,694.65 feet to the southwest corner of said Section 11; thence along the south line of Section 10, said Township and Range, the following two (2) courses: 1) South $89^{\circ}30'41''$ west 2691.12 feet to the south quarter corner

of said Section 10 and 2) South $89^{\circ}30'41''$ west 2,691.12 feet to the southeast corner of said Section 10; thence along the south line of Section 9, said Township and Range the following two (2) courses: 1) South $89^{\circ}35'00''$ west 2,642.00 feet to the south quarter corner of said Section 9 and 2) South $89^{\circ}35'00''$ west 2,836.98 feet to the south west corner of said Section 9; thence South $89^{\circ}35'00''$ west along the south section line of Section 8, said Township and Range 1,320.90 feet to the existing boundary line of Grantsville City as created by that certain Hill and Argyle Annexation Plat recorded in the Office of the Tooele County Recorder as Entry No. 22468 in Book 951 at Page 230; thence along said boundary line the following three (3) courses: 1) North $00^{\circ}26'37''$ east 1,340.87 feet, 2) North $89^{\circ}46'00''$ east 1,321.01 feet and 3) North $00^{\circ}27'03''$ east 1,336.65 feet to the east quarter corner of said Section 8 and the original Grantsville City Boundary; thence along said Grantsville City Boundary the following three (3) courses: 1) North $89^{\circ}02'06''$ east 1,817.03 feet, 2) North $00^{\circ}30'40''$ east 2,622.89 feet and 3) North $00^{\circ}18'24''$ east 2,165.57 feet more or less to the south line of the Anderson Ranch Phase 4 Annexation to Grantsville City as recorded in the Office of the Tooele County Recorder as Entry No. 287614; thence along said boundary the following three (3) courses: 1) South $88^{\circ}33'31''$ east 356.72 feet, 2) North $00^{\circ}08'09''$ east 1,820.43 feet and 3) South $89^{\circ}40'20''$ west 360.93 feet to the existing Grantsville City Limits; thence north along said existing Grantsville City Limits 820.54 feet more or less to the northerly right-of-way of State Highway 112, said line also being the southerly line of the Johnson Cattle Co. addition to Grantsville City as recorded in the Office of the Tooele County Recorder as Entry No. 280728; thence along said addition the following five (5) courses: 1) South $55^{\circ}02'32''$ east 2,380.17 feet, 2) Southeasterly along the arc of a 1,1426.16 foot radius tangent curve to the left, the center of which bears North $36^{\circ}47'49''$ east, through a central angle of $04^{\circ}18'00''$, a distance of 857.32 feet, 3) South $59^{\circ}20'32''$ east 1,145.01 feet more or less to the west line of Section 3, said Township and Range, 4) North $00^{\circ}07'30''$ east 290.81 feet to the west quarter corner of Section 3 and 5) North $00^{\circ}08'25''$ east 2654.63 feet to the point of beginning.

EXHIBIT 2

A part of Section 1, Township 3 South, Range 5 West, Salt Lake Base and Meridian, Tooele County, Utah.

Beginning at a point on the Los Angeles and Salt Lake Railroad Company south west corner at the old fence post and running thence south 374 feet along Sheep Lane, running thence east 62 feet from the edge of Sheep Lane to the northwest corner of the Giza Lift Station.

Or approximately 40°35'34" North, 112°22'12" West.

A photo of the station is below:

