

WHEN RECORDED, MAIL TO:
Utah Department of Transportation
Right of Way, Fourth Floor
Box 148420
Salt Lake City, Utah 84114-8420

3364010
BK 7725 PG 1377

E 3364010 B 7725 P 1377-1379
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
3/26/2021 11:50:00 AM
FEE \$0.00 Pgs: 3
DEP eCASH REC'D FOR COTTONWOOD TITLE INS

Easement

(CITY)

Davis County

Tax ID No. 07-310-0114

07-336-0309

PIN No. 11268

Project No. S-R199(229)

Parcel No. R199:244:E

130577-JCP

Farmington City, a municipal corporation of the State of Utah, Grantor, hereby GRANTS and CONVEYS to the UTAH DEPARTMENT OF TRANSPORTATION, Grantee, at 4501 South 2700 West, Salt Lake City, Utah 84114, for the sum of TEN (\$10.00) Dollars, and other good and valuable considerations, the following described easement in Davis County, State of Utah, to-wit:

A perpetual easement, upon part of an entire tract of property, situate in Parcel A, Farmington Eastridge Estates a Conservation Subdivision, according to the official plat thereof, recorded July 29, 2015 as Entry No. 2883175 in Book 6318 at Page 54 and Parcel C Farmington Eastridge Estates-Phase 3 a Conservation Subdivision, according to the official plat thereof, recorded February 01, 2019 as Entry No. 3141404 in Book 7191 at Page 541, situate in the NW1/4 NW1/4 of Section 31, Township 3 North, Range 1 East, Salt Lake Base and Meridian, for the purpose of constructing (reconstructing) and maintaining thereon roadway facilities, overhead and buried utilities and appurtenant parts thereof including, but not limited to fiber optics, lighting facilities, communication cables, storm drains, irrigation ditches and pipes, water lines, sewer lines, gas lines, and highway appurtenances including but not limited to slopes and traffic signs to facilitate the construction of SR-67 West Davis Highway, known as Project No. S-R199(229). This easement includes the right to construct, maintain, and continue the existence of said cut and/or fill slopes in the same grade and slope ratio as constructed by Grantee. This easement shall run with the real property and shall be binding upon the Grantor, successors, heirs and assigns, and includes and conveys all rights of Grantor to change the vertical distance or grade of said cut and/or fill slopes. The boundaries of said part of an entire tract are described as follows:

Beginning at the intersection of the southerly boundary line of said Parcel A and the easterly right of way line of a frontage road of said Project, which point is 68.85 feet S.89°48'54"E. from the Southwest corner of said Parcel A to a point of curvature of a curve to the left with a radius of 1817.00 feet; and running thence along said easterly right of way line the following two (2) courses and distances: (1) northerly along said curve with an arc length of 309.38 feet, chord bears N.08°56'53"W. 309.01 feet to a point of curvature of a reverse curve to the right with a radius of 1028.00 feet; (2) thence northerly along said curve with an arc length of 11.59 feet, chord bears N.13°30'11"W. 11.59 feet to the northerly boundary line of said Parcel A; thence East 20.55 feet along said northerly boundary line to a point 46.98 feet perpendicularly distant easterly from the East Frontage Road right of way control line of said Project, opposite approximate Engineers Station 197+19.62; to a point of curvature of a curve to the left with a radius of 1008.00 feet; thence southerly along said curve with an arc length of 6.68 feet, chord bears S.13°38'11"E. 6.68 feet to a point of curvature of a reverse curve to the right with a radius of 1837.00; thence southerly along said curve with an arc length of 314.27 feet, chord bears S.08°55'30"E. 313.89 feet to the southerly boundary line of said Parcel C at a point 57.36 feet radially distant easterly from the East Frontage Road right of way control line of said Project, opposite approximate Engineers Station 194+03.73; thence N.89°48'54"W. 20.05 feet along the southerly boundary lines of Parcel C and Parcel A to the point of beginning as shown on the official map of said project on file in the office of the Utah Department of Transportation.

The above described part of an entire tract contains 6,418 square feet in area or 0.147 acre.

(Note: Rotate above bearings 00°19'52" clockwise to equal Highway bearings)

IN WITNESS WHEREOF, said Farmington City has caused this instrument to be executed by its proper officers thereunto duly authorized, this 27 day of FEBRUARY, A.D. 20 21.

STATE OF UTAH)
) ss.
COUNTY OF DAVIS)

Farmington City
By Shane E. Pace
Shane Pace, City Manager

On the date first above written personally appeared before me, SHANE PACE, who, being by me duly sworn, did say that he is the CITY MANAGER of Farmington City, a municipal corporation of the State of Utah, and that the within and foregoing instrument was signed in behalf of said municipal corporation by authority of a resolution adopted at a regular meeting of the CITY COUNCIL held on the 16 of FEBRUARY A.D. 20 21, and said SHANE PACE acknowledged to me that said municipal corporation executed the same.

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

Holly Gadd
Notary Public

