

When Recorded Return to:
American Fork City
51 East Main
American Fork UT 84003

PARCEL I.D. # 34:508:0002 & 34:508:0003
GRANTOR: Marina Cove Storage LLC

EASEMENT

A five (5) foot wide public trail easement located in the northeast Quarter of Section 35, Township 5 South, Range 1 East, Salt Lake Base and Meridian, U.S. Survey.

For the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Marina Cove Storage LLC, 22 East 1500 South, American Fork, Utah 84003, GRANTOR hereby grants, conveys, sells, and sets over unto AMERICAN FORK CITY, a body politic, organized and existing under the laws of the State of Utah, with its principal office at 51 East Main Street, American Fork, Utah, 84003, GRANTEE, its successors and assigns, a perpetual easement to construct, maintain, operate, repair, inspect, protect, install, remove and replace a trail and related facilities, hereinafter called the FACILITIES, said easement, being situate in Utah County, State of Utah, over and through a parcel of the GRANTOR'S land lying within a strip five (5) feet wide, said strip extending approximately seven hundred fifty-three and four tenths (753.4) feet, more particularly described in the attached Exhibit "A".

Rights of use shall include the perpetual rights for use as a public transportation facility for non-vehicular uses including but not limited to pedestrian, bicycle, and equestrian together with storm drain system facility easement including ingress and egress for maintenance vehicles.

TO HAVE AND HOLD the same unto the GRANTEE, its successors and assigns, with the right of ingress and egress in the GRANTEE, its officers, employees, agents and assigns to enter upon the above-described property with such equipment as is necessary to construct, install, maintain, operate, repair, inspect, protect, remove and replace the FACILITIES. During construction periods, GRANTEE and its contractors may use such portion of GRANTOR'S property along and adjacent to the easement as may be reasonably necessary in connection with the construction or repair of the FACILITIES. The contractor performing the work shall restore all property, through which the work traverses, to as near its original condition as is reasonably possible. GRANTOR shall have the right to use the above-described property except for the purposes for which this easement is granted to the GRANTEE, provided such use shall not interfere with the FACILITIES or any other rights granted to the GRANTEE hereunder.

GRANTOR shall not build or construct, or permit to be built or constructed, any building or other improvement over or across this easement nor change the contour thereof without the written consent of GRANTEE. This easement shall be binding upon, and inure to the benefit of, the successors and assigns of the GRANTOR and the successors and assigns of the GRANTEE, and may be assigned in whole or in part by GRANTEE.

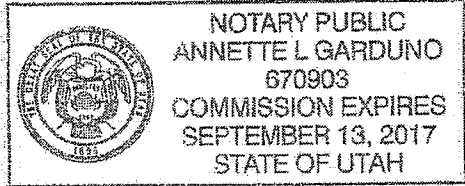
IN WITNESS WHEREOF, the GRANTOR has executed this right-of-way and Easement this 25 day of January, 2016.

MARINA COVE STORAGE LLC, GRANTOR

John Robert Walz
John Robert Walz, Partner

STATE OF UTAH)
 : ss
COUNTY OF Utah)

On the 25 day of January, 2016, personally appeared before me JOHN ROBERT WALZ, who, being duly sworn, did say that he is a PARTNER of MARINA COVE STORAGE LLC, a limited liability company, and that the within and foregoing instrument was duly authorized by the limited liability company at a lawful meeting held by authority of its operating agreement; and duly acknowledged to me that said limited liability company executed the same.



Annette L. Garduno
Notary Public

Residing at: Provo Utah

My Commission Expires: September 13, 2017

Exhibit "A"

MARINA COVE STORAGE
Public Trail Easement

A PARCEL OF LAND BEING IN THE NE 1/4 OF SECTION 35, TOWNSHIP 5 SOUTH, RANGE 1 EAST, S.L.B.&M., UTAH COUNTY, UTAH, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NE CORNER OF SECTION 35 TOWNSHIP 5 SOUTH RANGE 1 EAST SALT LAKE BASE AND MERIDIAN THENCE N 89°49'51" W 1808.28 FEET AND SOUTH 116.87 FEET AND S 89°01'24" E A DISTANCE OF 387.14 FEET TO THE POINT OF BEGINNING;

THENCE S.00°53'30"W. ALONG THE WESTERLY LIMIT OF A SLOUGH AND TRAIL DEDICATION PARCEL DEDICATED TO A.F. CITY A DISTANCE OF 753.44 FEET TO THE SOUTHERLY LIMIT OF ADAMS BOAT STORAGE PLAT "A"; THENCE N. 88°30'52" W. ALONG SAID SOUTH LIMIT LINE A DISTANCE OF 5.00 FEET; THENCE N.00°53'30"E. A DISTANCE OF 753.40 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF 1500 SOUTH (6400 NORTH COUNTY); THENCE S. 89°01'24" E. A DISTANCE OF 5.00 FEET TO THE POINT OF BEGINNING.

SAID PROPERTY CONTAINS 0.09 ACRES MORE OR LESS.