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When recorded return to:
Woods Cross Properties, LLC
Attn: Manager
290 N. Flint St.
Kaysville, Utah 84037

E 3422482 B 7853 P 406-409
RICHARD T. MAUGHAN
DAVIS COUNTY, UTAH RECORDER
09/28/2021 09:58 AM
FEE \$40.00 Pgs: 4
DEP RT REC'D FOR WOODS CROSS CITY

Cross Access and Parking Easement

D

Woods Cross Properties, LLC, a Utah limited liability company ("WCP"), as **Grantor**, for the sum of One Dollar (\$1.00) and other good and valuable consideration, hereby grants to **Woods Cross Properties, LLC**, a Utah limited liability company, as **Grantee**, an access, parking, and traffic circulations easement (the "**Easement**") as described herein over, across, under and through the land situated in Davis County, State of Utah, and identified as follows:

Legal Description of Parcel A

Parcel A is described on the attached **Exhibit A**.

06-313-0003

Legal Description of Parcel B

Parcel B is described on the attached **Exhibit B**.

06-440-0301

The Easement Area

WCP as Grantor grants to WCP as Grantee the Easement upon Parcel A.

WCP as Grantor grants to WCP as Grantee the Easement upon Parcel B.

Scope of the Easement

Grantor grants to Grantee for the benefit of the Grantee's adjacent property a perpetual Easement over, across, under and through its respective property, which Easement includes the right (a) to construct, install, maintain, and replace, asphalt or other appropriate surfaces; (b) for pedestrian traffic, bicycles, motorized vehicles and other access and parking by the other and all of its guests and invitees, including the public; (c) for the access and circulation of traffic, including but not limited to trucks making deliveries to and from the facilities located on the respective parcels.

The owner of each parcel, and its successors and assigns, is responsible for all repair and maintenance upon the easement area on its parcel.

No owner of either parcel shall construct, or permit to be built or constructed, any building or other similar improvement over, across, or under the portion of the parcel designed for parking and traffic circulation, nor change the contour thereof without written consent of the other.

No owner of either parcel shall construct, or permit to be built or constructed, any fence along

the property line separating the two parcels.

This grant shall be binding upon each party, its successors and assigns, and shall inure to the benefit of the other, its successors and assigns, and may be assigned in whole or in part by the other.

DATED this 22nd day of SEPTEMBER, 2021.

Woods Cross Properties, LLC

Name: TED STEVENSON
Title: MANAGER

STATE OF UTAH)
 : ss.
COUNTY OF DAVIS)

The foregoing instrument was acknowledged before me this 22nd day of September, 2021, by Ted Stevenson, Manager of Woods Cross Properties, LLC.

[Signature]
NOTARY PUBLIC

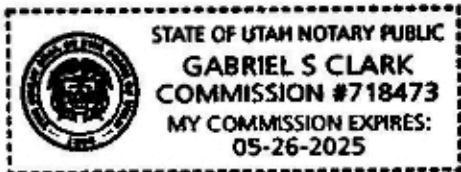


EXHIBIT A
Parcel A

All of the following described real property located in Davis County, Utah, to-wit:

Lot 3 WOODS CROSS INDUSTRIAL PARK, according to the Official Plat thereof as recorded in the Office of the Davis County Recorder, State of Utah.

EXHIBIT B
Parcel B

All of the following described real property located in Davis County, Utah, to-wit:

Lot 301 WOODS CROSS INDUSTRIAL PARK, ^{3rd Amendment} according to the Official Plat thereof as recorded in the Office of the Davis County Recorder, State of Utah.