

WHEN RECORDED, MAIL TO:  
Riverton City Recorder  
12830 South 1700 West  
Riverton City, Utah 84065-2406

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02/09/2018 10:17 AM \$14.00  
Book - 10645 Pg - 7799-7801  
ADAM GARDINER  
RECORDER, SALT LAKE COUNTY, UTAH  
RIVERTON CITY  
ATTN: ALEX REYES- ENGIN. DEPT  
12830 S 1700 W  
RIVERTON UT 84065  
BY: MZA, DEPUTY - WI 3 P.

Tax ID No. 27-27-201-030 & -033

## **Drainage Easement**

Salt Lake County

The undersigned, H. Blaine Walker and C. Hilea Walker, husband and wife as joint tenants herein after referred to as Grantors, of Sandy City, Salt Lake County, State of Utah, for the prospective benefits to be derived by reason of locating and establishing the public improvements, as hereinafter described, do hereby convey to Treasure Valley Real Estate and Construction a Utah Corporation, herein after referred to as Grantee, an easement and right-of-way for a storm water system and related appurtenances designated and described over, below, and across lands owned by Grantors and situated in the County of Salt Lake, State of Utah, and more particularly described as follows:

Beginning at a point which is South 00°06'50" West 305.25 feet and North 85°22'00" West 1325.17 feet and North 197.96 feet and West 95.0 feet and South 00°08'57" East 104.85 feet from the Northeast corner of Section 27, Township 3 South, Range 1 West, Salt Lake Base and Meridian, and running thence West 100 feet; thence South 67°33'35" West 113.56 feet; thence South 18°08'46" East 90.25 feet; thence South 45°00'00" East 38.77 feet; thence South 19°03'35" East 234.03; thence North 70°56'25" East 20.00 feet; thence North 19°03'35" West 224.01 feet; thence South 71°00'22" East 134.91 feet; thence North 00°08'57" West 115.56 feet to the point of beginning.

Contains 29,674 sq. ft in area or 0.68 acre, more or less.

Also Shown in the attached drawing, labeled Exhibit A

The Grantee shall have the right to discharge storm water only onto the above described property and not any additional property. Storm water will be conveyed through pipes located in the Easement described in Entry # 12324853 of the Salt Lake County Recorder's Office. Said storm water may compound only to the extent it fills the easement area described above.

Grantors hereby agree that Grantee, its officers, employees, agents, representatives, contractors and assigns shall have the right of ingress to and egress from the above described property with such equipment and materials as is necessary to install, maintain, operate, repair, inspect, protect, remove or replace or relocate stormwater facilities as might be necessary from time to time. Grantee shall be responsible for any damage caused to sewer or water lines within the easement or right of way and shall repair or replace said items at Grantee's expense and indemnify the Grantors against any and all liability for said repairs or damages. Grantee shall also indemnify Grantors as to any acts of its officers, employees, agents, representatives, contractors or assigns.

Grantors shall have the right to continue to use said premises except for the purpose for which this easement is granted, provided such uses shall not interfere with said storm water facilities or with the discharge or conveyance of water through any facilities installed or maintained by Grantee. Grantors shall not build or construct or permit to be built or constructed any building, or permanent structure over or across said easement during its existence.

Grantee shall have the right to remove vegetation and trees within the easement. Grantee shall restore or repair, at Grantee's expense, fences, grass, soil, shrubbery, bushes, flowers, other low level vegetation, sprinkler systems, irrigation systems, gravel, concrete, or asphalt damaged or displaced from the exercise of its rights under this easement. Trees, once removed by Grantee, shall not be replaced by Grantee.

WITNESS, the hand of said Grantor (s), this 2 day of February, A.D. 2018.

STATE OF UTAH )

) ss.

COUNTY OF SALT LAKE )

H. Blaine Walker  
H. Blaine Walker

C. Hilea Walker  
C. Hilea Walker

On the date first above written personally appeared before me, H. Blaine Walker + C. Hilea Walker the signers of the within and foregoing instrument, who duly acknowledged to me that they executed the same.

Tamara L. Young  
Notary Public  
expiration 8/20/20

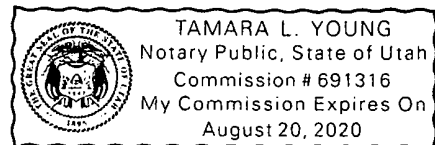


Exhibit A

