WHEN RECORDED, MAIL TO: Magna Water District 8885 West 3500 South Magna, Utah 84044

TSM: 14-20-377-025 14-20-377-027 14-20-377-029 13909181 B: 11315 P: 7758 Total Pages: 7
03/11/2022 09:52 AM By: jlucas Fees: \$40.00
EASEMT- EASEMENT OR GRANT OF EASEMENT
Rashelle Hobbs, Recorder, Salt Lake County, Utah
Return To: VANGUARD TITLE INSURANCE AGENCY, LLC - OREM
532 E 800 NOREM, UT 840974146

Easement

(CORPORATION)

Salt Lake County

MILLCREEK PARK, LLC

| | | | , a |
|--|---------------------------|-------------------------|-------------------|
| corporation of the State of | UTAH | , Grantor, hereby | GRANT AND CONVEYS |
| to the MAGNA WATER DISTRICT, a | at 2711 South | | Utah 84044, |
| Grantee, for the sum of | TEN | | Dollars, a |
| perpetual easement, upon part | of an entire | tract of land, for | the purpose of |
| installing and maintaining a _ | SEWER AND WAT | <u>FER FACILITIES</u> , | situate in the SE |
| $1/4 \frac{\text{SW}}{1}/4$ of Section $\frac{20}{1}$, Town | ship $\frac{1}{2}$ South, | Range 2 West, SLB&M | 1. The boundaries |
| of said easement are described | d as follows: | | |

Beginning at a point which is West 1256.79 feet and North 632.47 feet from the South Quarter corner Section 20, Township 1 South, Range 2 West, Salt Lake Base and Meridian; thence N 0°48'16" E 51.54 feet; thence N 1°57'17" E 40.83 feet; thence N 0°41'38" W 45.65 feet; thence S 89°06'43" E 20.01 feet; thence S 0°41'38" E 46.67 feet; thence S 89°11'44" E 78.08 feet; thence S 0°53'51" W 28.00 feet; thence N 89°11'44" W 78.89 feet; thence S 0°48'16" W 63.33 feet; thence N 89°06'43" W 20.00 feet to the POINT OF BEGINNING.

Grantor hereby agrees that MAGNA WATER DISTRICT, their officers, employees, agents, representatives, contractors, and assigns shall have the right of ingress to and egress from the above described strip of property with such equipment as is necessary to install, maintain, operate, repair, inspect, protect, install and connect other transmission mains and laterals, remove and replace said facilities as may be required from time to time by Grantee.

Grantor shall have the right to use said premises except for the purpose for which these rights-of-way and easements are granted provided such use shall not interfere with said facilities or with the discharge or the conveyance of water and sewer through any pipelines installed by Grantee. Grantee shall have the right to clear and remove all trees and obstructions within the easements which may interfere with the use of the easements by the Grantee. Grantee shall have the right to excavate and refill ditches and/or trenches for the installation of said pipelines and appurtenant parts thereof.

Grantor shall not build or construct or permit to be built or constructed any building, or permanent structure over or across said easement or lower the contour thereof greater than two feet without the prior written consent of Grantee. This right-of-way and easement grant shall be binding upon and inure to the benefit of, the heirs, representatives, successors-in-interest and assigns of Grantors and the successors and assigns of Grantee and may be assigned in whole or in part by Grantee.

The property of Grantor shall be restored in as good of condition as when the same was entered upon by the Grantee or its agents. The Grantee agrees that the pipe will be structurally strong enough to facilitate the construction of future roads by Grantors over said easement.

| IN WITNESS WHEREOF, Said Millorack Pork LC by Shoring | | | | |
|---|--|--|--|--|
| has caused this instrument to be executed by its proper officers thereunto duly | | | | |
| authorized, this 15th day of Felonom, A.D. 2022 | | | | |
| STATE OF) SS. SALES AND STATE OF) SS. | | | | |
| COUNTY OF) By | | | | |
| On the date first above written personally appeared before me, J.L. Llqv, Who, being by me duly sworn, says that he is the Managing homben of | | | | |
| Millorack fork 110, a corporation, and that the within and | | | | |
| foregoing instrument was signed in behalf of said corporation by authority | | | | |
| of, and said | | | | |
| acknowledged to me that said corporation executed the same. | | | | |
| WITNESS my hand and official stamp the | | | | |
| date in this certificate first above written: | | | | |
| Wenty Weeks | | | | |
| Notary Public | | | | |
| WENDY WEBB Notary Public - State of Utah Comm. No. 707243 My Commission Expires on | | | | |

Jul 17, 2023

Beginning at a point which is West 1256.79 feet and North 632.47 feet from the South Quarter corner Section 20, Township 1 South, Range 2 West, Salt Lake Base and Meridian; thence N 0°48'16" E 51.54 feet; thence N 1°57'17" E 40.83 feet; thence N 0°41'38" W 45.65 feet; thence S 89°06'43" E 20.01 feet; thence S 0°41'38" E 46.67 feet; thence S 89°11'44" E 78.08 feet; thence S 0°53'51" W 28.00 feet; thence N 89°11'44" W 78.89 feet; thence S 0°48'16" W 63.33 feet; thence N 89°06'43" W 20.00 feet to the POINT OF BEGINNING. N 65°37'34" W 63.45' 6 5 4 7 PUE 00°53'51" W 350,00' 20 3 (J) 8 P08 No. 16" 51.14" 2 N 89°06'43" W 20.00' 物质的工 9 110.42 1 N 89°01'51" E 150.00' TEOFUTH OF N00°53'51"E - 522,92 SQC SECTION 20 T1S, R2W, SLB&N WEST - 1317.84 Dudley and Associates, Inc. 353 East 1200 South 13909181 B: 11315 P: 7760 03/11/2022 09:52 AM Page 3 of 7 Orem, Utah 84058 office 801-224-1252 fax 801-224-1264 PROJECT NO. 2017.066 MAGNA, UTAH ENGINEERING, INC -Drawing Name **EXHIBIT 1** Office: (801) 377-1790 Fax: (801) 377-1789 BONANZA MEADOWS SUBDIVISION 578 East 770 North, Orem UT 84097

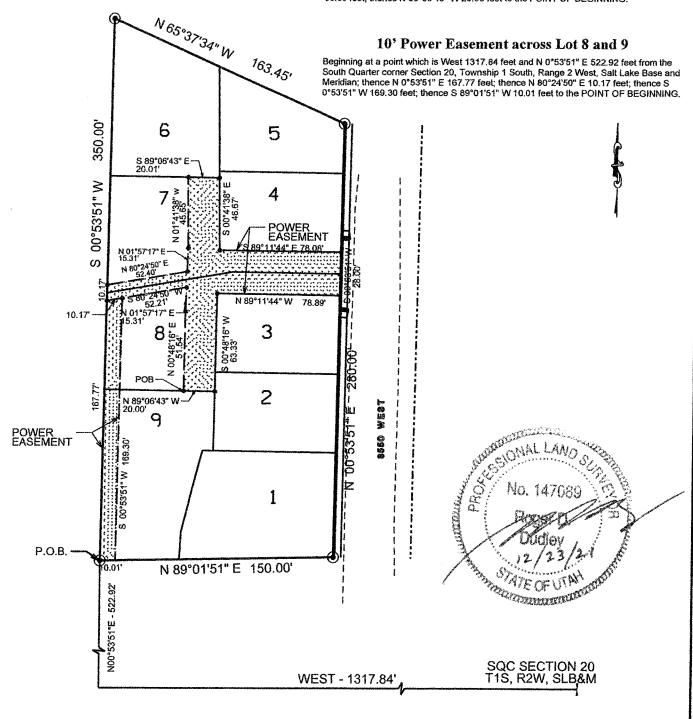
PUE

Beginning at a point which is West 1256.79 feet and North 632.47 feet from the South Quarter corner Section 20, Township 1 South, Range 2 West, Salt Lake Base and Meridian; thence N 0°48'16" E 51.54 feet; thence N 1°57'17" E 40.83 feet; thence N 0°41'38" W 45.65 feet; thence S 89°06'43" E 20.01 feet; thence S 0°41'38" E 46.67 feet; thence S 89°11'44" E 78.08 feet; thence S 0°53'51" W 28.00 feet; thence N 89°11'44" W 78.89 feet; thence S 0°48'16" W 63.33 feet; thence N 89°06'43" W 20.00 feet to the POINT OF BEGINNING.

10' Power Easement across Lot 8 and 9

Beginning at a point which is West 1317.84 feet and N 0°53'51" E 522.92 feet from the South Quarter corner Section 20, Township 1 South, Range 2 West, Salt Lake Base and Meridian; thence N 0°53'51" E 167.77 feet; thence N 80°24'50" E 10.17 feet; thence S 0°53'51" W 169.30 feet; thence S 89°01'51" W 10.01 feet to the POINT OF BEGINNING.

Beginning at a point which is West 1256.79 feet and North 632.47 feet from the South Quarter corner Section 20, Township 1 South, Range 2 West, Sait Lake Base and Meridian; thence N 0°48'16" E 51.54 feet; thence N 1°57'17" E 15.31 feet; thence S 80°24'50" W 52.21 feet; thence N 0°53'51" E 10.17 feet; thence N 80°24'50" E 52.40 feet; thence N 1°57'17" E 15.31 feet; thence N 0°41'38" W 45.65 feet; thence S 89°06'43" E 20.01 feet; thence S 0°41'38" E 46.67 feet; thence S 89°11'44" E 78.08 feet; thence S 0°53'51" W 28.00 feet; thence N 89°11'44" W 78.89 feet; thence S 0°48'15" W 63.33 feet; thence N 89°06'43" W 20.00 feet to the POINT OF BEGINNING.





Dudley and Associates, Inc. 353 East 1200 South Orem, Utah 84058 office 801-224-1252 fax 801-224-1264

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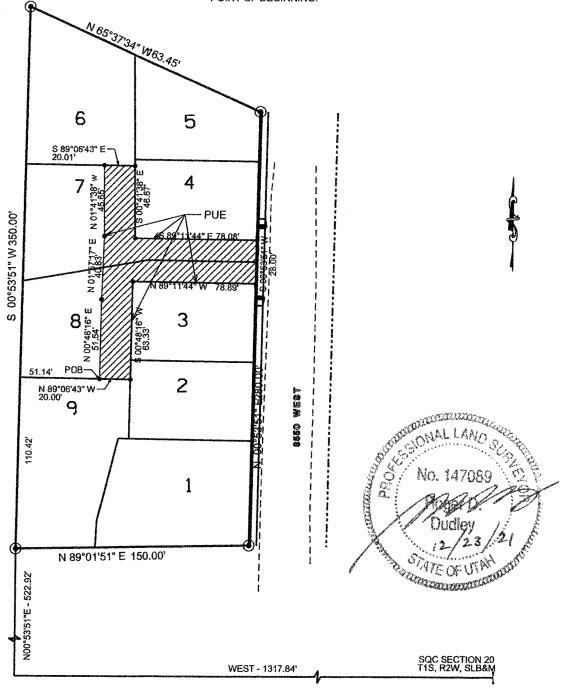


Office: (801) 377-1790 Fax: (801) 377-1789 578 Fast 770 North, Orem UT 84097

| Client: | BONANZA MEADOWS SUBDIVISION | PROJECT NO. 2017.066 |
|---------------|-----------------------------|----------------------|
| Location: | MAGNA, UTAH | 2011.08 |
| Drawing Name: | POWER EASEMENT EXHIBIT | EXHIBIT 2 |

PRINT DATE: \$DATE\$

Beginning at a point which is West 1256.79 feet and North 632.47 feet from the South Quarter corner Section 20, Township 1 South, Range 2 West, Salt Lake Base and Meridian; thence N 0°48'16" E 51.54 feet; thence N 1°57'17" E 40.83 feet; thence N 0°41'38" W 45.65 feet; thence S 89°06'43" E 20.01 feet; thence S 0°41'38" E 46.67 feet; thence S 89°11'44" E 78.08 feet; thence S 0°53'51" W 28.00 feet; thence N 89°11'44" W 78.89 feet; thence S 0°48'16" W 63.33 feet; thence N 89°06'43" W 20.00 feet to the POINT OF BEGINNING.





Dudley and Associates, Inc. 353 East 1200 South Orem, Utah 84058 office 801-224-1252 fax 801-224-1264

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BROWN
- ENGINEERING, INC -

Office: (801) 377-1790 Fax: (801) 377-1789 578 East 770 North, Orem UT 84097

| Clicat: | PROJECT NO. 2017, 066 |
|---|--------------------------|
| MAGNA, UTAH | 2011.080 |
| Drawing Name: BONANZA MEADOWS SUBDIVISION | EXHIBIT 1 |