

File # 06-400  
Ordin # \_\_\_\_\_  
Resol. # 06-252  
Item # \_\_\_\_\_  
Other \_\_\_\_\_

WHEN RECORDED RETURN TO:  
West Valley City Recorder  
3600 South Constitution Blvd.  
West Valley City, Utah 84119

9950501  
12/22/2006 04:18 PM \$0.00  
Book - 9399 Pg - 3516-3519  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
WEST VALLEY CITY  
3600 CONSTITUTION BLVD  
WVC UT 84119-3720  
BY: ZJM, DEPUTY - MA 4 P.

Space above for County Recorder's use  
PARCEL ID NO: 15-21-476-026

**STORM DRAIN EASEMENT**

**FPRO-101 LLC, FPRO-102 LLC, FPRO-103 LLC, FPRO-104 LLC, FPRO-105 LLC, FPRO-106 LLC, FPRO-107 LLC, FPRO-108 LLC, FPRO-109 LLC, FPRO-110 LLC, FPRO-111 LLC, FPRO-112 LLC, FPRO-113 LLC, FPRO-114 LLC, FPRO-115 LLC, FPRO-116 LLC, FPRO-118 LLC, FPRO-119 LLC, FPRO-120 LLC, FPRO-121 LLC, FPRO-122 LLC, FPRO-123 LLC, FPRO-124 LLC, FPRO-125 LLC, FPRO-126 LLC, FPRO-127 LLC, FPRO-128 LLC, FPRO-129 LLC, FPRO-130 LLC, FPRO-131 LLC, FPRO-132 LLC, FPRO-133 LLC, FPRO-134 LLC, FPRO-135 LLC and FPRO-136 LLC, c/o CB Richard Ellis Corporate GRANTORS, as to their individual ownership interests, hereby grant to West Valley City, a municipal corporation of the State of Utah, whose principal place of business is located at 3600 South Constitution Boulevard, West Valley City, Utah 84119, its successors in interest, and assigns, GRANTEE for good and valuable consideration, receipt of which is hereby acknowledged, a perpetual easement for the installation, operation, maintenance, repair, alteration, enlargement, inspection, relocation, and replacement of storm drain and flood control facilities, on, over, under, and across real property located in Salt Lake County, State of Utah, said easement being more particularly described as follows:**

A strip of land being 15.00 feet wide for the purpose of a storm drain easement, said strip being 7.50 feet on each side of the following described centerline:

Commencing at the Center of Section 22, Township 1 South, Range 1 West, Salt Lake Base and Meridian; thence South 00°03'10" East 540.23 feet; thence West 1279.14 feet; thence South 25°00'00" West 1380.87 feet; thence South 52°59'27" West 368.44 feet; thence North 37°00'33" West 60.00 feet; thence South 52°59'27" West 40.00 feet; thence South 07°59'27" West 28.03 feet to point on an 1102.87 foot radius curve to the right, the radius point of said curve bears North 35°59'21" West; thence Westerly along the arc of said curve 691.27 feet, through a central angle of 35°54'45" (Chord bears South 71°58'01" West 680.01 feet); thence South 89°55'56" West 115.06 feet; thence North 83°32'31" West 75.29 feet to the Southeast Corner of that certain parcel, as recorded in Book 8808 at page 5143, in the office of the Salt Lake County Recorder, therein referred to as "Parcel 1 - Madison & Hancock Buildings"; thence North 83°32'31" West 23.08 feet along said south boundary of said "Parcel 1 - Madison & Hancock Buildings" to the POINT OF BEGINNING, said POINT OF BEGINNING also being due West 3087.81 feet due South 2217.01 feet from said Center Section Monument, and running thence North 00°00'00" East 9.66 feet thence North 13°33'43" West 32.48 feet thence North 40°40'14" West 164.00 feet thence North 00°07'19" West 122.00 feet thence North 08°40'50" West 119.00 feet thence North 05°53'01" West 79.00 feet thence North 45°52'43" West 58.00 feet thence North 04°40'08" West 217.68 feet thence North 18°53'37" East 42.85 feet thence North 00°16'14" East 221.33 feet thence North 23°19'57" East 44.91 feet thence North 00°29'36" East 20.32 feet to the POINT OF TERMINUS lying on the north boundary of that certain parcel,



*Storm Drain Easement  
Parcel #15-21-476-026  
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as recorded in Book 9147 at page 6880. in the office of the Salt Lake County Recorder, therein referred to as "Parcel 2 – Franklin Building"; said POINT OF TERMINUS also lying the south right-of-way line of Decker Lake Boulevard according to the plat entitled "Street Dedication of Decker Lake Boulevard Realignment", recorded at Entry No. 794859 in the office of the Salt Lake County Recorder.

The easement shall be granted to those portions of the previously described strip of land lying within the bounds of the following described parcel of land:

15-21-476-026 – FPRO – 101 LLC, and CB Richard Ellis Corporate  
(Parcel Number and Owner shown for informational purposes only)

Beginning at a point on the North Right of Way line of Parkway Boulevard, said point being South 00°03'10" East 540.23 feet and West 1279.14 feet and South 25°00'00" West 1380.87 feet and South 52°59'27" West 368.44 feet and North 37°00'33" West 60.00 feet and South 52°59'27" West 40.00 feet and south 07°59'27" West 28.03 feet to point on an 1102.87 foot radius curve to the right, the radius point of said curve bears North 35°59'21" West; thence Westerly along the arc of said curve 691.27 feet, through a central angle of 35°54'45" (Chord to said curve bears South 71°58'01" West 680.01 feet) and South 89°55'56" West 115.06 feet and North 83°32'31" West 75.29 feet from the Center of Section 22, Township 1 South, Range 1 West, Salt Lake Base and Meridian, said point also being due West 3064.87 feet and due South 2219.60 feet from said Center Section Monument, and running thence along said North line the following two (2) courses: North 83° 32'31" West 276.66 feet; thence North 87°05'42" West 618.75 feet to a point on an 11,319.16 foot radius curve to the right, the radius of which bears North 87°26'38" East, thence Northerly 1058.49 feet along the arc of said curve through a central angle of 5°21'27" (Chord to said Curve bears North 00°07'22" East 1057.99 feet); thence South 84°12'00" East 675.53 feet; thence south 269.49 feet to the point of a 233.00 foot radius curve to the left the radius point of which bears East; thence southeasterly 203.24 feet along the arc of said curve through a Central Angle of 49° 58' 36" (Chord to said curve bears South 24°59'18" East 196.85 feet); thence South 40°01'25" West 157.77 feet; thence south 59°22'26" East 127.77 feet; thence south 45°00'00" West 105.79 feet; thence South 45°00'00" East 95.35 feet; thence South 77.78 feet; thence south 45°00'00" East 199.09 feet; thence South 06°27'29" West 57.95 feet to the point of beginning.

Together with all rights of ingress and egress necessary or convenient for the full and complete use, occupation, and enjoyment of the easement hereby granted, and all rights and privileges incident thereto.

By it's entry upon the property and use of the easement set forth above, the GRANTEE hereby agrees that it shall use licensed and insured contractors to construct GRANTEE's improvements and shall restore disturbed parking areas, landscaped areas, or other disturbed property within the easement to its pre-construction condition or better.



**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

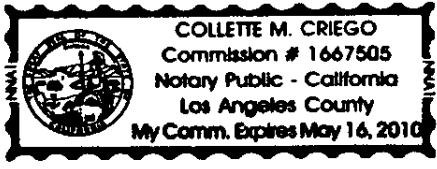
State of California

County of Los Angeles

On October 6, 2006 before me, COLLETTE M. CRIEGO  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared John Fischer  
Name(s) of Signer(s)

- personally known to me
- (or proved to me on the basis of satisfactory evidence)



to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Place Notary Seal Above

[Signature]  
Signature of Notary Public

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: STORM DRAIN EASEMENT

Document Date: October 6, 2006 Number of Pages: 3

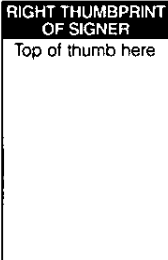
Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_



Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_

