

WHEN RECORDED, MAIL TO:  
Utah Transit Authority  
PO Box 30810  
Salt Lake City, Utah 84130-0810



ENT 105073:2019 PG 1 of 4  
JEFFERY SMITH  
UTAH COUNTY RECORDER  
2019 Oct 15 8:36 am FEE 0.00 BY LT  
RECORDED FOR UTAH TRANSIT

**Easement**  
(LIMITED LIABILITY COMPANY)

Utah County

Tax ID No. 22:015:0080  
Pin No. 10266  
Project No. S-0265(23)3  
Parcel No. 0265:317D:EC2

NB Park Plaza Provo TIC 1, LLC, as to 9.1574% interest, Grantor, a Limited Liability Company of the State of Delaware, hereby GRANTS AND CONVEYS to the UTAH TRANSIT AUTHORITY, also known as Transit District of Utah, a large public transit district organized pursuant to Utah law, with the address at 669 West 200 South, Salt Lake City, Utah 84101, Grantee, for the sum of TEN (\$10.00) Dollars, and other good and valuable consideration, the following described easement in Utah County, State of Utah, to-wit:

A temporary easement, upon part of an entire tract of property, situate in the NW1/4NE1/4 and the NE1/4NE1/4 of Section 6, T.7S., R.3E., S.L.B.&M., for the construction of improvements incident to the Provo-Orem Transportation Improvement Project, known as project number S-0265(23)3. This easement shall commence upon the beginning of actual construction on the property and shall continue only until project construction on the property is complete, or for two years, whichever first occurs. The easement shall be non-exclusive such that the Grantor may use the property at any time in a manner which does not interfere with construction activities.

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Beginning at a point on the northerly boundary line of said entire tract, which point is 80.79 feet S. 00°43'43" E. along the section line and 1,220.86 feet West and 266.71 feet N. 89°43'43" W. (*266.68 feet S. 89°57'53" W measured*) from the Northeast Corner of said Section 6, which point is also 46.16 feet perpendicularly distant easterly from the control line of said project, opposite approximate Engineer Station 2705+46.85; thence along said boundary line S. 89°43'43" E. (*S. 89°47'01" E. measured*) 5.00 feet; thence S. 00°40'20" E. 10.63 feet; thence N. 89°19'40" E. 14.00 feet; thence S. 00°40'20" E. 232.90 feet, more or less, to the southerly boundary line of said entire tract; thence along said boundary line N. 89°43'43" W. 15.00 feet; thence N. 00°40'20" W. 6.00 feet; thence S. 89°19'40" W. 4.00 feet; thence N. 00°40'20" W. 58.28 feet; thence N. 89°19'40" E. 5.50 feet; thence N. 00°40'20" W. 8.00 feet; thence S. 89°19'40" W. 5.50 feet; thence N. 00°40'20" W. 171.08 feet, more or less, to the point of beginning. The above described part of an entire tract of land contains 4,407 square feet or 0.101 acre in area, more or less.


(Note: Rotate above bearings counterclockwise 00°14'43" to equal project bearings.)

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**IN WITNESS WHEREOF**, said NB Park Plaza Provo TIC 1, LLC, as to 9.1574% interest has caused this instrument to be executed by its proper officers thereunto duly authorized, this 1 day of October, A.D. 2019.

NB Park Plaza Provo TIC 1, LLC  
Limited Liability Company

STATE OF )  
 ) ss.  
COUNTY OF )

By   
Manager

On the date first above written personally appeared before me, Brian Nelson, who, being by me duly sworn, says that he is the Manager of NB Park Plaza Provo TIC 1, LLC as to 9.1574% interest, a Limited Liability Company, and that the within and foregoing instrument was signed in behalf of said company by authority of its Articles of Organization, and said Brian Nelson acknowledged to me that said company executed the same.

**WITNESS** my hand and official stamp the date in this certificate first above written:

\_\_\_\_\_  
Notary Public

# JURAT

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A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

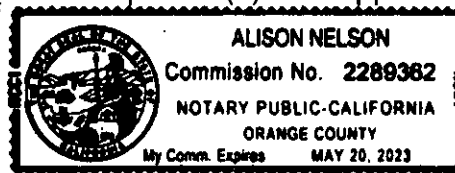
County of Orange

Subscribed and sworn to (or affirmed) before me on this 1 day of October,

2019 by Brian Nelson

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Alison Nelson  
Signature (Seal)



## OPTIONAL INFORMATION

## INSTRUCTIONS

### DESCRIPTION OF THE ATTACHED DOCUMENT

\_\_\_\_\_  
(Title or description of attached document)

\_\_\_\_\_  
(Title or description of attached document continued)

Number of Pages \_\_\_\_\_ Document Date \_\_\_\_\_

\_\_\_\_\_  
Additional information

The wording of all Jurats completed in California after January 1, 2015 must be in the form as set forth within this Jurat. There are no exceptions. If a Jurat to be completed does not follow this form, the notary must correct the verbiage by using a jurat stamp containing the correct wording or attaching a separate jurat form such as this one which does contain the proper wording. In addition, the notary must require an oath or affirmation from the document signer regarding the truthfulness of the contents of the document. The document must be signed AFTER the oath or affirmation. If the document was previously signed, it must be re-signed in front of the notary public during the jurat process.

- State and county information must be the state and county where the document signer(s) personally appeared before the notary public.
- Date of notarization must be the date the signer(s) personally appeared which must also be the same date the jurat process is completed.
- Print the name(s) of the document signer(s) who personally appear at the time of notarization.
- Signature of the notary public must match the signature on file with the office of the county clerk.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different jurat form.
  - ❖ Additional information is not required but could help to ensure this jurat is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
- Securely attach this document to the signed document with a staple.