

When Recorded Mail To:
American Fork City
51 East Main
American Fork UT 84003



ENT 106562:2022 PG 1 of 2
ANDREA ALLEN
UTAH COUNTY RECORDER
2022 Oct 03 12:46 pm FEE 0.00 BY CH
RECORDED FOR AMERICAN FORK CITY

NOTICE OF INTEREST, HIGH GROUNDWATER INDEMNIFICATION

In conformance with the American Fork Sensitive Lands Ordinance (S.L.O.) 6-2-2, the owners as undersigned of each lot within the property described in Exhibit A for AF III 002B (AF North) do hereby agree to indemnify and hold harmless American Fork City against any and all liabilities, claims, suits, losses, costs and legal fees cause by, arising out of, or resulting from flooding in a high water table area. This liability waiver shall run with each lot within AF North Project and be binding upon the heirs, assigns, and successors in interest of the undersigned.

LIST OF ATTACHED EXHIBITS:

Exhibit A – Legal Description of Property

Dated this 25 day of APRIL, 2022.

OWNER(S):

Paul W. Ritchie

(Signature)

AF III 002B, LLC

By: PAUL W. RITCHIE

(Printed Name)

(Signature)

(Printed Name)

MANAGER

(Title)

(Title)

STATE OF UTAH)

§

COUNTY OF UTAH)

On 26 the day of April, 2022, personally appeared before me Paul W. Ritchie and _____, Owner(s) of said Property, as (individuals and/or authorized representatives of a company), and acknowledged to me that such individuals or company executed the within instrument freely of their own volition and pursuant to the articles of organization where applicable.

Stephanie Acton

Notary Public

My Commission Expires: 6-1-2025

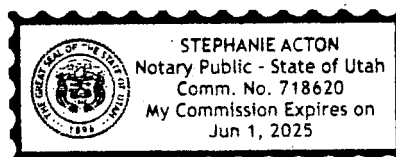


EXHIBIT A

A parcel of ground lying and situate in the East Half of the South East Quarter, Section 24, and in the North Half of the Northeast Quarter, Section 25, Township 5 South, Range 1 East, SLB&M (Tax Parcel # 13:059:0129 being the remainder parcel M-I-B identified on the ALTA survey by Johanson Surveying on file at the Utah County Surveyor's office as # 20-449 and a 6.43 acre remainder of Tax Parcel # 13:059:0109).

Basis of Bearing for subject parcel being South $45^{\circ} 01' 56''$ East 3791.23 feet measured between the found Utah County Brass Caps monumenting the North Quarter Corner and East Quarter Corner of Section 25, Township 5 South, Range 1 East, SLB&M.

Commencing at said North Quarter Corner of Section 25, Thence South $89^{\circ} 35' 49''$ East 1339.53 feet; Thence North $00^{\circ} 29' 02''$ East 38.14 feet; Thence North $00^{\circ} 30' 38''$ East 22.57 feet; Thence North $09^{\circ} 35' 42''$ East 131.64 feet to the True Point of Beginning:

Thence North $09^{\circ} 35' 42''$ East 353.31 feet to a point on the south Right of Way line of 620 South Street as shown on the Vest Road Dedication Plat recorded as Entry 54716:2019, Map 16589 of the Utah County Records; Thence the following three (3) calls coincident with said Right of Way line: 1) South $80^{\circ} 25' 43''$ East 318.81 feet, 2) South $80^{\circ} 25' 43''$ East 155.62 feet to a point of curvature, 3) Southeasterly 96.61 feet along the arc of a 1300.00 ft. radius curve to the left (center bears North $09^{\circ} 34' 17''$ East with a Delta of $04^{\circ} 15' 27''$); Thence South $82^{\circ} 35' 08''$ East 38.28 feet to a point of curvature; Thence Southeasterly 44.86 feet along the arc of a 176.37 ft. radius curve to the left (center bears North $07^{\circ} 24' 52''$ East with a Delta of $14^{\circ} 34' 22''$) to a non-tangent point of curvature and a point on said south Right of Way line; Thence the following two (2) calls coincident with said Right of Way line: 1) Southeasterly 37.70 feet along the arc of a 1300.00 ft. radius curve to the left (center bears North $01^{\circ} 39' 41''$ East with a Delta of $01^{\circ} 39' 41''$), 2) EAST 54.25 feet; Thence Southeasterly 143.58 feet along the arc of a 176.44 ft. radius non-tangent curve to the right (center bears South $30^{\circ} 42' 56''$ West with a Delta of $46^{\circ} 37' 34''$) to a point on the west Right of Way line of 860 East Street per said Vest Plat; Thence coincident with said west Right of Way Line South $00^{\circ} 54' 51''$ East 424.15 feet to a point of curvature; Thence Southwesterly 15.90 feet along the arc of a 10.00 ft radius curve to the right (Center bears South $89^{\circ} 05' 09''$ West with a Delta of $91^{\circ} 06' 44''$) to a point on the north Right of Way line of Quality Drive per said Vest Plat; Thence North $89^{\circ} 48' 07''$ West 501.53 feet coincident with said north Right of Way; Thence North $00^{\circ} 06' 23''$ West 292.88 feet; Thence North $89^{\circ} 48' 07''$ West 373.82 feet to the Point of Beginning.