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Book - 9823 Pg - 4509-4511
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
UT ST-DEPT OF TRANSPORTATION
BY: ZJM, DEPUTY - WI 3 P.

When Recorded Return to:
Mr. Craig L. White
South Valley Sewer District
P.O. Box 908
Draper, Utah 84020

Project No. SP-15-7(156)293
Parcel No. 412:E

PARCEL I.D.# 27-13-326-009

GRANTOR: Jordan Gateway III Associates, LC
(10600 South and Jordan Gateway)

Page 1 of 3

EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southwest Quarter of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian, U.S. Survey.

For the sum of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned as GRANTORS hereby grant, convey, sell, and set over unto South Valley Sewer District, a body politic of the State of Utah, hereinafter referred to as GRANTEE, its successors and assigns, a perpetual non-exclusive right-of-way and easement to construct, maintain, operate, repair, inspect, protect, install, remove and replace sewer pipelines, valves, valve boxes and other sewer transmission and distribution structures and facilities, hereinafter called the FACILITIES, said right-of-way and easement, being situate in Salt Lake County, State of Utah, over and through a parcel(s) of the GRANTORS' land lying within a strip twenty (20) feet wide, more particularly described as follows:

Beginning at a point on the Easterly line of an existing sewer easement recorded as Entry 6460078, Book 7493, Pages 1126-1127, said point being more or less South 89°55'36" West 155.23 feet along the Section line and North 2,276.34 feet from the South Quarter Corner of Section 13, Township 3 South, Range 1 West, Salt Lake Base and Meridian; thence North 85°34'38" West 20.00 feet to the Westerly line of said existing Easement; thence North 04°25'22" East 97.45 feet; thence North 01°55'58" East 187.07 Feet; Thence South 82°00'21" West 139.26 Feet More Or Less To A Point On The Southerly line of an existing sewer easement recorded as Entry 6460079, Book 7493, Pages 1128-1129; thence North 07°13'56" West 20.00 feet to the Northerly line of said existing Easement; thence North 82°00'21" East 162.80 feet; thence South 01°55'58" West 211.31 feet; thence South 04°25'22" West 97.88 feet to the point of beginning.

Basis of Bearings: South 89°55'36" West along the Section line from the South Quarter Corner of Section 13 to the Southwest Corner of said Section.

Contains: 0.206 acres (approx. 8,957.96 s.f.)

TO HAVE AND HOLD the same unto the GRANTEE, its successors and assigns, with the right of ingress and egress in the GRANTEE, its officers, employees, agents and assigns to enter upon the above-described property with such equipment and vehicles as is necessary to construct, install, maintain,

operate, repair, inspect, protect, remove and replace the FACILITIES. During construction periods, GRANTEE and its contractors may use such portion of GRANTORS' property along and adjacent to the right-of-way and easement as may be reasonably necessary in connection with the construction or repair of the FACILITIES. The contractor performing the work shall restore all property, through which the work traverses, to as near its original condition as is reasonably possible. GRANTORS shall have the right to use the above-described property except for the purposes for which this right-of-way and easement is granted to the GRANTEE, provided such use shall not interfere with the FACILITIES or with the discharge and conveyance of sewage through the FACILITIES, or any other rights granted to the GRANTEE hereunder.

GRANTORS shall not build or construct, or permit to be built or constructed, any building or other improvement other than parking lot, curb and gutter and/or landscaping, over or across this right-of-way and easement nor change the contour thereof without the written consent of GRANTEE. This right-of-way and easement grant shall be binding upon, and inure to the benefit of, the successors and assigns of the GRANTORS and the successors and assigns of the GRANTEE, and may be assigned in whole or in part by GRANTEE. GRANTORS make no representation or warranty that the above described parcel is entirely on property owned by the GRANTORS.

IN WITNESS WHEREOF, the GRANTORS have executed this right-of-way and Easement this 19th day of April, 2010.

<u>County Parcel No.</u>	<u>Acreage</u>	<u>GRANTOR(S)</u>
27-13-326-009	0.206 acres (approx. 8,957.96 s.f.)	

Jordan Gateway III Associates, LC
 By: Cirque Property L.C. manager
 By: Cirque Properties, Inc. manager
 By: J. Randall Cade
 Its: Vice President
 Title

STATE OF UTAH)
 :SS
 COUNTY OF SALT LAKE)

On the 21st day of April, 2010, personally appeared before me J. Randall Cade who being by me duly sworn did say that (s)he is the Vice Pres. of the manager of of Jordan Gateway III Associates, LC, a limited liability company, and that the within and foregoing instrument was duly authorized by the limited liability company at a lawful meeting held by authority of its operating agreement; and duly acknowledged to me that said limited liability company executed the same.

Joni Tucker the manager
Joni Tucker
 Notary Public

My Commission Expires: APRIL 19, 2011
 Residing in: WEST VALLEY CITY, UT



