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06/28/2013 01:18 PM \$16.00  
Book - 10154 Pg - 4985-4988  
GARY W. OTT  
RECORDER, SALT LAKE COUNTY, UTAH  
SOUTH VALLEY SEWER DISTRICT  
PO BOX 908  
DRAPER UT 84020  
BY: KSR, DEPUTY - WI 4 P.

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

PARCEL I.D.# 27-20-351-028  
GRANTOR: San Tropez West Holdings LLC  
(District South Townhomes)  
Page 1 of 4

## EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southwest Quarter of Section 20, 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 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, said strip extending ten (10) feet on each side of and lying parallel and adjacent to a line of reference and projection thereof, more particularly described as follows:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Contains: 0.44 acres

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 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.

IN WITNESS WHEREOF, the GRANTORS have executed this right-of-way and Easement this 28<sup>TH</sup> day of JUNE, 2013.

GRANTOR(S)

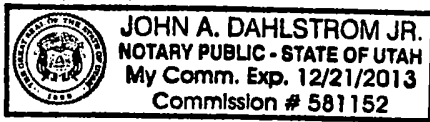
San Tropez West Holdings LLC

By: [Signature]

Its: Manager  
Title

STATE OF UTAH )  
 ) :ss  
COUNTY OF SALT LAKE )

On the 28<sup>th</sup> day of June, 2013, personally appeared before me Jeffrey Nielson who being by me duly sworn did say that (s)he is the manager of **San Tropez West Holdings LLC** 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.



[Signature]  
Notary Public

My Commission Expires: 12/21/2013

Residing in: Salt Lake City, Salt Lake County, Utah

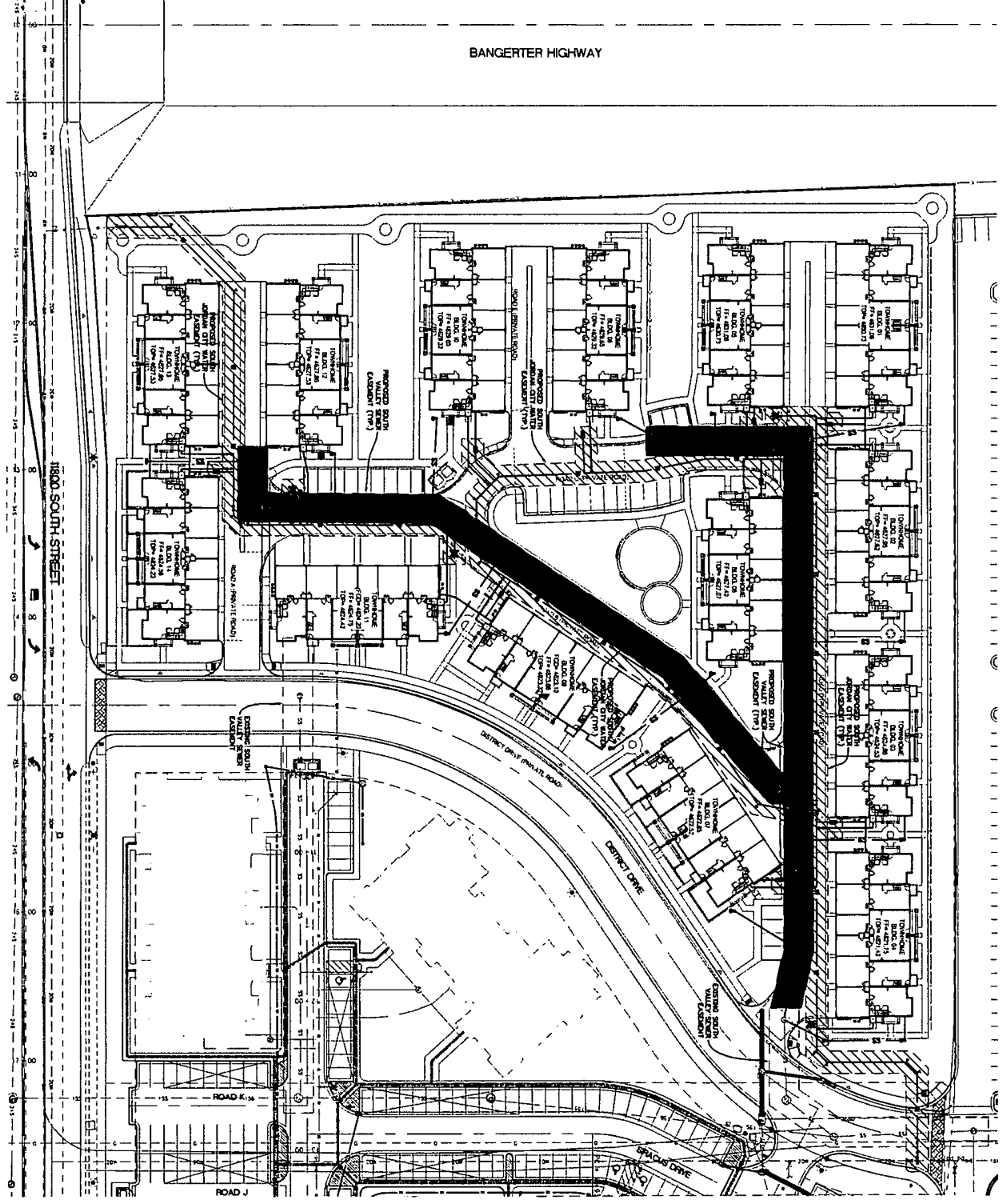
**Exhibit 'A'**

**DISTRICT SOUTH TOWNHOMES (APARTMENTS)**  
**SOUTH VALLEY SEWER DISTRICT - SEWER EASEMENT**  
**LEGAL DESCRIPTION**  
**JUNE 24, 2013**

A parcel of land located in Lots 1 and 2 of The South District Subdivision as recorded in Book 2009P at Page 2 in the Salt Lake County Recorder's Office, located in the Southwest Quarter of Section 20, Township 3 South, Range 1 West, Salt Lake Base and Meridian, said parcel being more particularly described as follows:

Beginning at a point which is N89°50'48"W 1777.26 feet, along the Section Line, and North 143.42 feet from the South Quarter Corner of said Section 20; and running thence N00°09'17"E 20.00 feet; thence S89°50'43"E 30.93 feet; thence N00°03'37"E 115.67 feet; thence N33°44'51"E 218.95 feet; thence N55°43'51"E 85.33 feet; thence North 4.71 feet; thence West 216.59 feet; thence S00°12'44"W 92.93 feet; thence N89°47'16"W 20.00 feet; thence N00°12'44"E 112.86 feet; thence East 356.18 feet; thence S77°23'27"E 38.71 feet; thence South 20.49 feet; thence N77°23'27"W 40.97 feet; thence West 97.46 feet; thence South 15.29 feet; thence S55°43'51"W 92.02 feet; thence S33°44'51"W 209.01 feet; thence S00°03'37"W 129.64 feet; thence N89°50'43"W 50.97 feet to the Point of Beginning.

Contains: 19,282 SF or 0.44 AC.



Project No. 10201111  
 Drawing No. C-105  
 Scale: 1" = 40'  
 Date: 8/13/08  
 Revision: 0

**OVERALL SANITARY WATER AND SANITARY SEWER EASEMENT PLAN**

Client: WASHA/TOM ADVANTAGE GROUP  
 298 S. MAIN STREET, SUITE 2400  
 SALT LAKE CITY, UTAH 84111  
 District: South Townhomes  
 South Jordan, Utah

NO.	DESCRIPTION	DATE	BY	CHKD.	APP'D.
1	ISSUED FOR PERMITS	08/13/08	JAS	JAS	JAS
2	ISSUED FOR CONSTRUCTION	08/13/08	JAS	JAS	JAS
3	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS
4	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS
5	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS
6	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS
7	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS
8	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS
9	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS
10	ISSUED FOR RECORD	08/13/08	JAS	JAS	JAS

PROPOSED 15' WIDE OF 15' WIDE TYPICAL

EXISTING 15' WIDE OF 15' WIDE TYPICAL

**LEGEND - UTILITY EASEMENT**

- SOUTH JORDAN CITY - DISTRICT 1 SANITARY SEWER EASEMENT (15' WIDE TYPICAL)
- SOUTH VALLEY SEWER DISTRICT - SANITARY SEWER EASEMENT (15' WIDE TYPICAL)
- SOUTH VALLEY SEWER DISTRICT - SANITARY SEWER EASEMENT (15' WIDE TYPICAL)

**Sintek**

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