

When Recorded Return to:
Mr. Craig L. White
South Valley Sewer District
P.O. Box 629
Riverton, UT 84065

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10/10/2017 10:28 AM \$0.00
Book - 10607 Pg - 1132-1135
ADAM GARDINER
RECORDER, SALT LAKE COUNTY, UTAH
SOUTH VALLEY SEWER DISTRICT
PO BOX 629
RIVERTON UT 84065
BY: SSA, DEPUTY - WI 4 P.

PARCEL I.D.# 27-35-351-044
GRANTOR: Lighten Investments, LLC
(Creek at Lover's Lane)
Page 1 of 4

EASEMENT

A twenty (20) foot wide sanitary sewer easement located in the Southwest Quarter of Section 35, 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: approximately 4,438 square feet

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 9 day of October, 2017.

GRANTOR(S)

LighTen Investments, LLC

By: [Signature]

Its: member
Title

STATE OF UTAH)
 :SS
COUNTY OF SALT LAKE)

On the 9 day of October, 2017, personally appeared before me Daniel A. LighTen who being by me duly sworn did say that (s)he is the Managing Member of LighTen Investments, 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.

T. Denette Burge
Notary Public

My Commission Expires: 2-13-19

Residing in: Salt Lake County

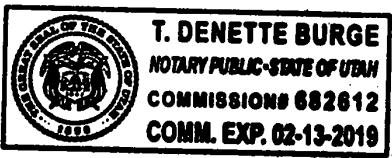


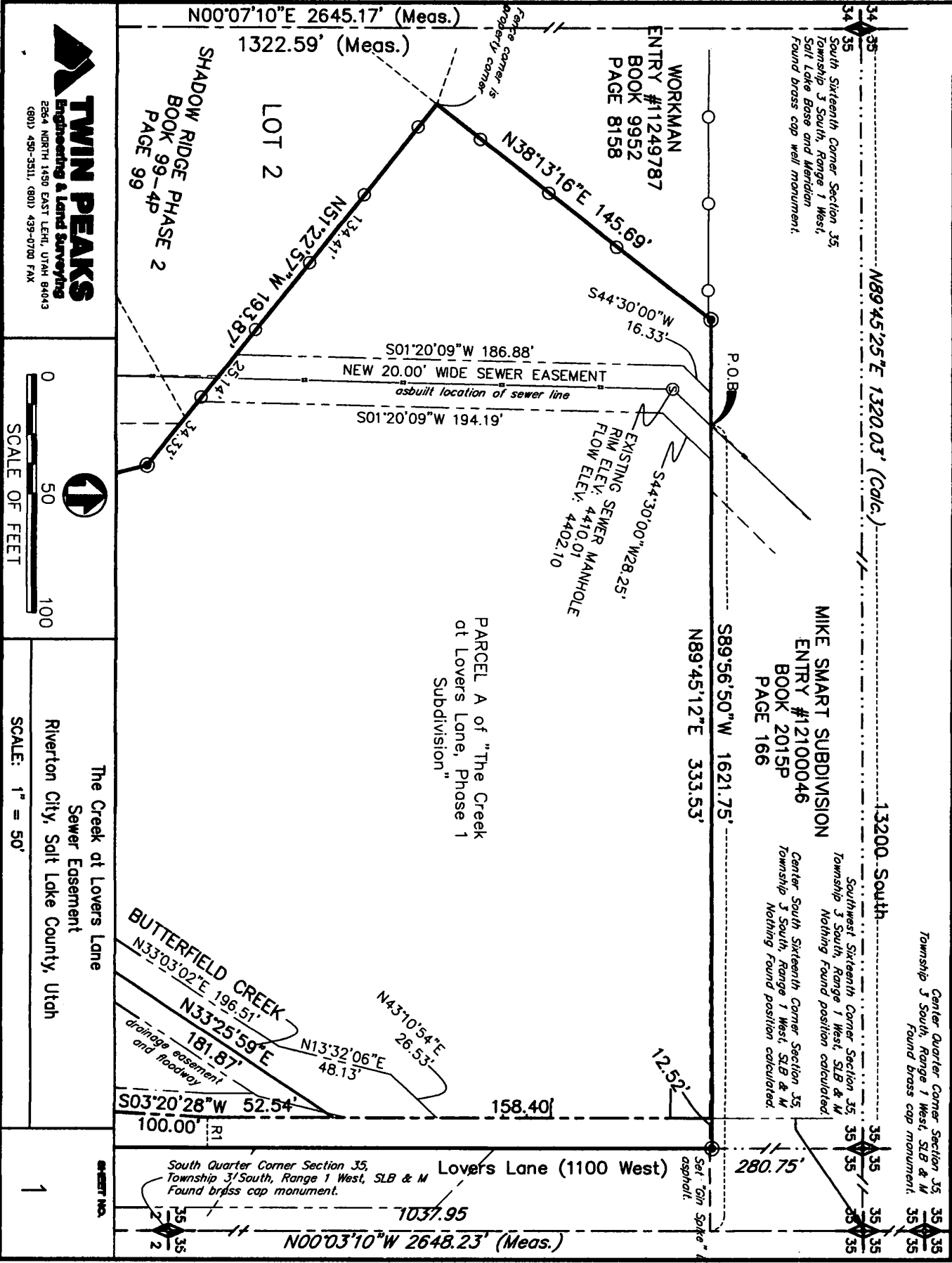
EXHIBIT A

A strip of land 20.00 feet wide, 10.00 feet perpendicularly distant on each side of the following described centerline (centerline being directly over the existing sewer line.) The side lines of the described easement shall be prolonged or shortened so as to terminate at the northerly and southerly property lines.

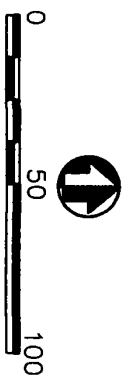
Commencing at the South Quarter Corner of Section 35, Township 3 South, Range 1 West, Salt Lake Base and Meridian, thence North 00°03'10" West 1037.95 feet coincident with the South Center Quarter Section Line; Thence South 89°56'50" West 1621.75 feet to the intersection of an existing sewer line and the Grantor's north property line, said point being the True Point of Beginning: and running

Thence South 44°30'00" West, along an existing sewer line, 22.29 feet to an existing sewer manhole; Thence South 01°20'09" West 190.53 feet, along an existing sewer line, to the point of terminus on Grantor's southwesterly property line.

Contains: 4,438.52 sf



TWIN PEAKS
Engineering & Land Surveying
2264 NORTH 1450 EAST LEHI, UTAH 84043
(801) 450-3511, (801) 439-0700 FAX



SCALE: 1" = 50'

SHEET NO. 1