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8/10/2020 2:03:00 PM \$40.00  
Book - 10995 Pg - 9451-9454  
RASHELLE HOBBS  
Recorder, Salt Lake County, UT  
US TITLE  
BY: eCASH, DEPUTY - EF 4 P.

WHEN RECORDED, MAIL TO:  
Utah Department of Transportation  
Region Two Permits  
2010 South 2760  
West Salt Lake City  
UT, 84104  
[McD1]

Tax ID No. 15-34-377-033

Salt Lake County

## FUTURE GRANT OF EASEMENT

### Project Address (SR-68)

BWF Stay SV Property Owner, LLC of the State of Utah, Grantor, hereby will GRANT and CONVEY to the owner and his successors and assigns of Property B, as described in Exhibit A, a non exclusive perpetual easement for ingress and egress over the N 25 feet of BWF Stay SV Property Owner, LLC property when Property B is ready to develop or redevelop. BWF Stay SV Property Owner, LLC property is described as:

A part of Lot "2", of the Sage Valley Subdivision recorded as Entry #13259814 Book 2020P Page 100. Located in the Southwest Quarter of Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian.

Property description (field)

Contains 1,340 sq. ft.  
or \_\_\_\_\_ acres

BWF Stay SV Property Owner, LLC or its successors or assigns will allow the construction or reconstruction of a common access to the properties. The owners of Property B will need to enter into an agreement with BWF Stay SV Property Owner, LLC concerning the access across BWF Stay SV Property Owner, LLC property, including construction and maintenance of the driveway. The easement to be granted is for the purpose of allowing ingress and egress to both properties from State Route 68.

BWF Stay SV Property Owner, LLC will keep the driveway clear of any and all obstructions and shall not allow any structures, vehicles or signs to be placed so close to the

driveway as to inhibit free ingress and egress from either property. The access shall be used for all purposes reasonably necessary for the full use of the properties.

The access shall be subject to all restrictions specified by the Utah Department of Transportation Highway Encroachment Permit that must be obtained for the access.

DATED this 29 of April, 2020

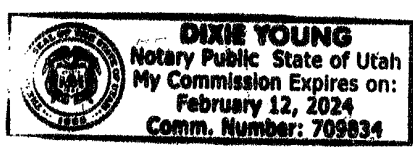
BWF Stay SV Property Owner, LLC  
By: [Signature]  
Its: Manager

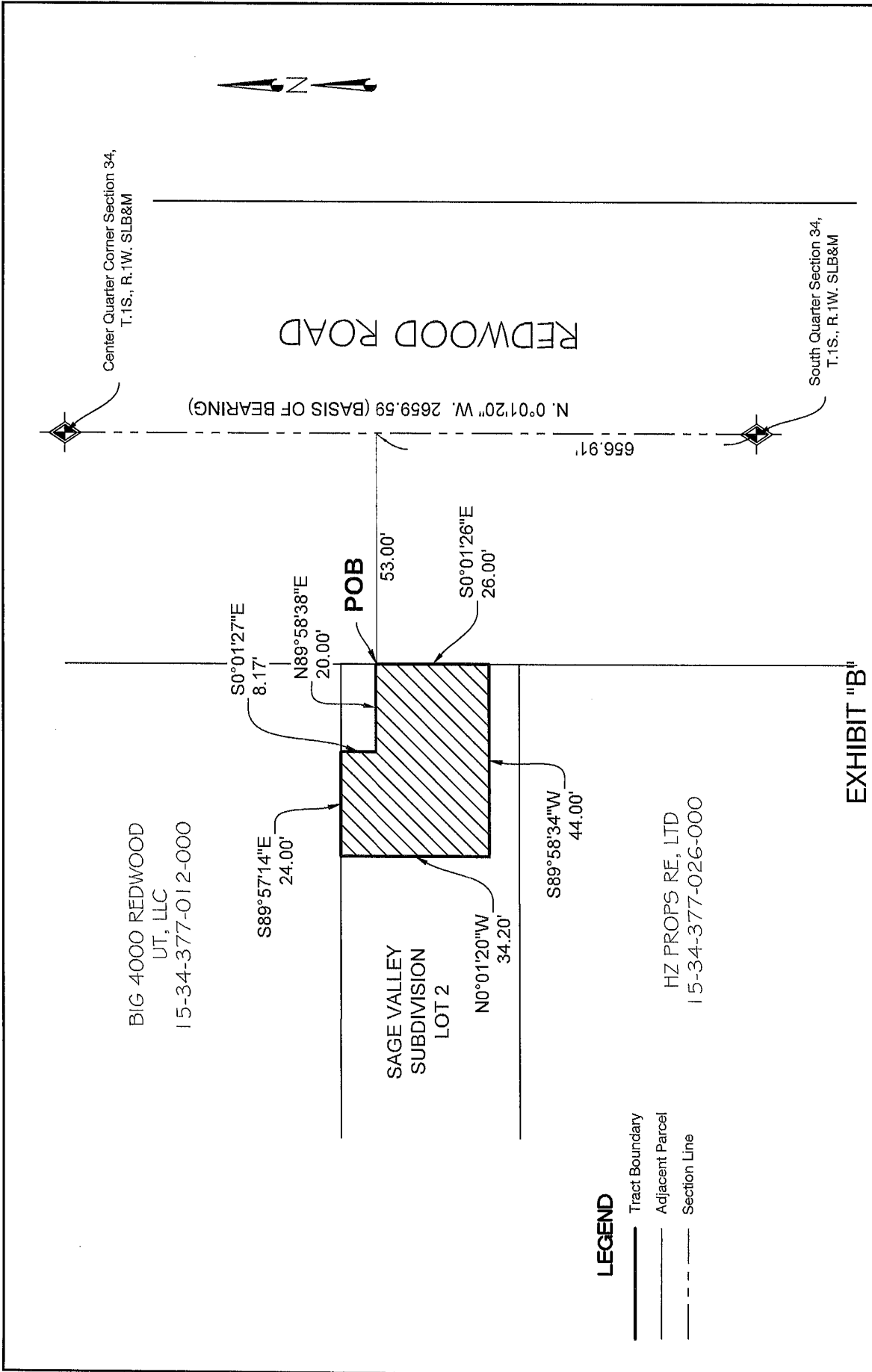
STATE OF UTAH )  
                  *Davis* ) :ss.  
COUNTY OF SALT LAKE )

The foregoing instrument was acknowledged before me this 10 day of August, 2020 by Rich Day, the Manager of BWF Stay SV Property Owner, LLC

[Signature]  
Notary Public  
Residing at: Bountiful Utah

My Commission Expires:  
2-12-24





	<p>May 8th, 2020</p>	<p>Page 2 of 2</p>
	<p><b>Sage Valley Subdivision</b> <b>UDOT Future Shared Access Easement</b></p> <p>Assessor Parcel No: <b>15-34-377-025-000</b></p> <p>Part of the SW 1/4 of Section 34 Township 1 South, Range 1 West, S.L.B.&amp;M.</p>	
<p><b>CIR</b>   <b>CIVIL ENGINEERING + SURVEYING</b></p>		

### **Future Access Easement Legal Description**

A parcel of land being a part of Lots 2, Sage Valley Subdivision Plat Recorded as Entry No. 13259814 Book 2020P of Plats at Page 100 in the Office of the Salt Lake County Recorder. Said parcel of land is located in the Southwest Quarter of Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian and described as follows:

Commencing at the South Quarter Corner of Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian and running thence 2659.59 feet North 00°01'26" West along the center section line of Section 34 and 53.00 feet West to a point on the westerly right-of-way line of Redwood Road also being the POINT OF BEGINNING; thence South 00°01'26" East 26.00 feet; thence South 89°58'34" West 44.00 feet; thence North 00°01'20" West 34.20 feet; thence South 89°57'14" East 24.00 feet; thence South 00°01'27" East 8.17 feet; thence North 89°58'38" East 20.00 feet to the POINT OF BEGINNING.

Contains 1,340 square feet or 0.031 acres, more or less.

**EXHIBIT "B":** By this reference, made a part hereof.

**BASIS OF BEARING:** N. 0°01'20" W. along the Section line between the South Quarter Corner of Section 34 and the Center Quarter Corner of said Section 34, Township 1 South, Range 1 West, Salt Lake Base and Meridian.