

When recorded, return to:

Meadow Creek Subdivision, LLC  
11650 S. State Street, Suite 300  
Draper, Utah 84020

DRAINAGE EASEMENT  
(Meadow Creek Subdivision – Phase 5)

For value received, MEADOW CREEK SUBDIVISION, LLC, a Utah limited liability company ("Grantor"), owner of the lots identified on Exhibit A attached hereto (the "Meadow Creek Property"), hereby grants to MEADOW CREEK SUBDIVISION, LLC, a Utah limited liability company, as "Declarant" under that certain Supplemental Declaration of Annexation to Meadow Creek Ridge Subdivision Phase 3 and 5, dated July 31, 2020, and recorded as Entry No. 114954:2020 in the office of the Utah County Recorder (such Declarant, together with its successors and assigns, are referred to herein as "Grantee"); a 15 foot drainage easement located along the northern boundary of the Meadow Creek Ridge Phase 5 Subdivision, for the purpose of installation, construction, operation, maintenance, repair, replacement, enlargement, and removal of an underground storm water drainage pipe, with such drainage easement area located in Utah County, State of Utah, and legally described as follows:

THE NORTHERN 15 FEET OF LOTS 503, 504, 505, 506, 508, 509, 510, 511, 512,  
AND 513 OF THE MEADOW CREEK RIDGE PHASE 5 SUBDIVISION ACCORDING TO  
THE OFFICIAL PLAT RECORDED ON JANUARY 30, 2020 AS ENTRY NUMBER  
12075:2020 IN THE UTAH COUNTY RECORDER'S OFFICE.

Together with the right of access to the easement area from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with the present and (without payment therefor) the future right to keep the easement area clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

TO HAVE AND TO HOLD such property to Grantee, forever for the uses and purposes normally associated with a water drainage easement.

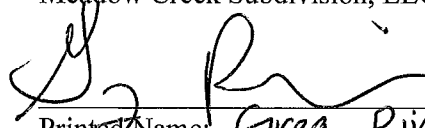
Grantee may assign its rights hereunder to a governmental agency by a written instrument recorded in the Office of the Utah County Recorder.

Grantor may not install, build, place or cause or allow anything to be installed, built, or placed in the easement area that requires underground footings or otherwise interfere with the use of the drainage area by Grantee. If any improvement is installed, built, or placed within the easement, Grantor bears the risk of loss or damage to those improvements resulting from the exercise of the easement rights, and the Grantee is not responsible to repair, replace, maintain, indemnify or reimburse Grantor for any damage or loss. Grantor shall pay for any costs which Grantee incurs as a result of Grantor burdening the easement in any way.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns, and shall run with the land.

Dated as of September 3, 2020.

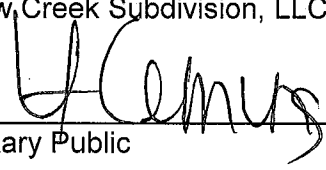
GRANTOR:  
Meadow Creek Subdivision, LLC



Printed Name: Greg Rindlisbacher  
Title: Manager

STATE OF UTAH )  
County of Salt Lake ) ss.  
)

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of September, 2020, by Greg Rindlisbacher, as the manager of Meadow Creek Subdivision, LLC.



Notary Public

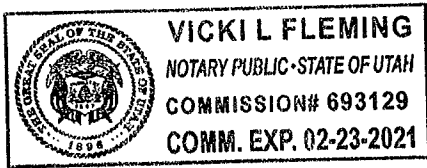


EXHIBIT A  
MEADOW CREEK PROPERTY

That certain real property located in Utah County, Utah, legally described as follows:

ALL OF LOTS 503, 504, 505, 506, 508, 509, 510, 511, 512, AND 513 OF THE MEADOW CREEK RIDGE PHASE 5 SUBDIVISION ACCORDING TO THE OFFICIAL PLAT RECORDED IN BOOK 67 AT PAGE 073 ON JANUARY 30, 2020 AS ENTRY NUMBER 12075:2020 IN THE UTAH COUNTY RECORDER'S OFFICE.